

Executive Summary

The O'ahu single-family home market maintained a 12-month rolling average of over 200 sales, with 232 properties sold last month, reflecting a year-over-year decline of 16.5%. However, the condo market 12-month sales average fell below 400 sales for the first time since January 2021. Three hundred and seventy-six condos sold last month, marking a 24.2% dive in sales volume compared to September 2022.

In September, the median sales price for single-family homes dipped by 4.5% compared to the previous year, reaching \$1,050,000 by month-end. Meanwhile, condos experienced a 6.0% year-over-year increase, with a median sales price of \$532,500.

Properties that closed in September spent around three weeks on the market, with a median of 20 days for single-family homes and 21 days for condos.

Approximately 9% of single-family home sales closed at full asking price, while 38% sold above original asking price. Meanwhile, 22% of condo sales received full asking price and 20% of condo sales closed above the original asking price.

Single-family home sales in the \$700,000 to \$999,999 price range accounted for 36% of the month's transactions, with most sales in this price range occurring in the 'Ewa Plain. In the condo market, sales volume increased at higher price points and decreased in more affordable price ranges. The \$900,000 to \$1,999,999 range was the only price point to experience an increase in sales, jumping 31.0%. In contrast, condo sales in the \$200,000 to \$599,999 price range plummeted by 30.2%. Similarly, third-quarter condo sales in the \$900,000 and above range increased by 3.9%, while sales in the \$300,000 to \$400,000 price range dropped by 25.6%.

New listing volume fell in both markets compared to a year ago, down 7.6% for single-family homes and 14.1% for condos.

Active inventory displayed mixed trends at the end of the quarter, with single-family homes experiencing a slight year-over-year slump of 5.9%, while condos saw a modest increase of 4.6%. In the North Shore and 'Ewa Plain regions, active inventory plunged 46.7% and 17.6%, respectively. However, the Kāne'ohe region displayed a 25% increase, adding 10 more active single-family homes compared to the previous year. For condos, most regions reported higher active inventory compared to the previous year, except for Hawai'i Kai, North Shore and the 'Ewa Plain, which offered few units available at the end of September.



Oahu Monthly Housing Statistics

September 2023



SINGLE-FAMILY HOMES

Median Sales Price	YoY %chg
\$1,050,000	-4.5%
Closed Sales	YoY %chg
232	-16.5%
Average Sales Price	YoY %chg
\$1,357,981	+3.9%

CONDOS

Median Sales Price	YoY %chg
\$532,500	+6.0%
Closed Sales	YoY %chg
376	-24.2%
Average Sales Price	YoY %chg
\$608,222	+0.1%

YoY % chg = year-over-year percent change comparing current month to the same month last year.

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Monthly Indicators

OAHU, HAWAII

September 2023

Single-Family Homes					
Sep-23	Sep-22	YoY %chg	Aug-23	MoM %chg	
Closed Sales	232	278	-16.5%	252	-7.9%
Median Sales Price	\$1,050,000	\$1,100,000	-4.5%	\$1,110,000	-5.4%
Average Sales Price	\$1,357,981	\$1,307,249	3.9%	\$1,427,996	-4.9%
Median Days on Market	20	18	11.1%	18	11.1%
Percent of Orig. List Price Received	99.0%	99.2%	-0.2%	99.1%	-0.1%
New Listings	281	304	-7.6%	330	-14.8%
Pending Sales*	232	224	3.6%	267	-13.1%
Active Inventory*	592	629	-5.9%	598	-1.0%
Total Inventory in Escrow*	383	388	-1.3%	391	-2.0%
Months Supply of Active Inventory*	2.7	1.9	42.1%	2.7	0.0%

Condos					
Sep-23	Sep-22	YoY %chg	Aug-23	MoM %chg	
Closed Sales	376	496	-24.2%	422	-10.9%
Median Sales Price	\$532,500	\$502,500	6.0%	\$515,000	3.4%
Average Sales Price	\$608,222	\$607,502	0.1%	\$628,127	-3.2%
Median Days on Market	21	14	50.0%	18	16.7%
Percent of Orig. List Price Received	98.8%	100.0%	-1.2%	99.6%	-0.8%
New Listings	516	601	-14.1%	549	-6.0%
Pending Sales*	371	436	-14.9%	425	-12.7%
Active Inventory*	1,194	1,141	4.6%	1,146	4.2%
Total Inventory in Escrow*	569	590	-3.6%	590	-3.6%
Months Supply of Active Inventory*	3.0	2.0	50.0%	2.8	7.1%

*see footnotes on pages 9-12 regarding methodology updates

YoY % chg = year-over-year percent change comparing current month to the same month last year.
MoM % chg = month-over-month percent change comparing current month to the previous month.

Year-to-Date

Single-Family Homes					
YTD-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg	
Closed Sales	1,985	2,858	-30.5%	3,396	-41.5%
Median Sales Price	\$1,050,000	\$1,110,500	-5.4%	\$975,000	7.7%
Average Sales Price	\$1,329,663	\$1,396,002	-4.8%	\$1,229,051	8.2%
Median Days on Market	22	11	100.0%	9	144.4%
Percent of Orig. List Price Received	98.4%	100.9%	-2.5%	102.0%	-3.5%
New Listings	2,605	3,430	-24.1%	3,838	-32.1%
Pending Sales*	2,248	2,875	-21.8%	3,613	-37.8%

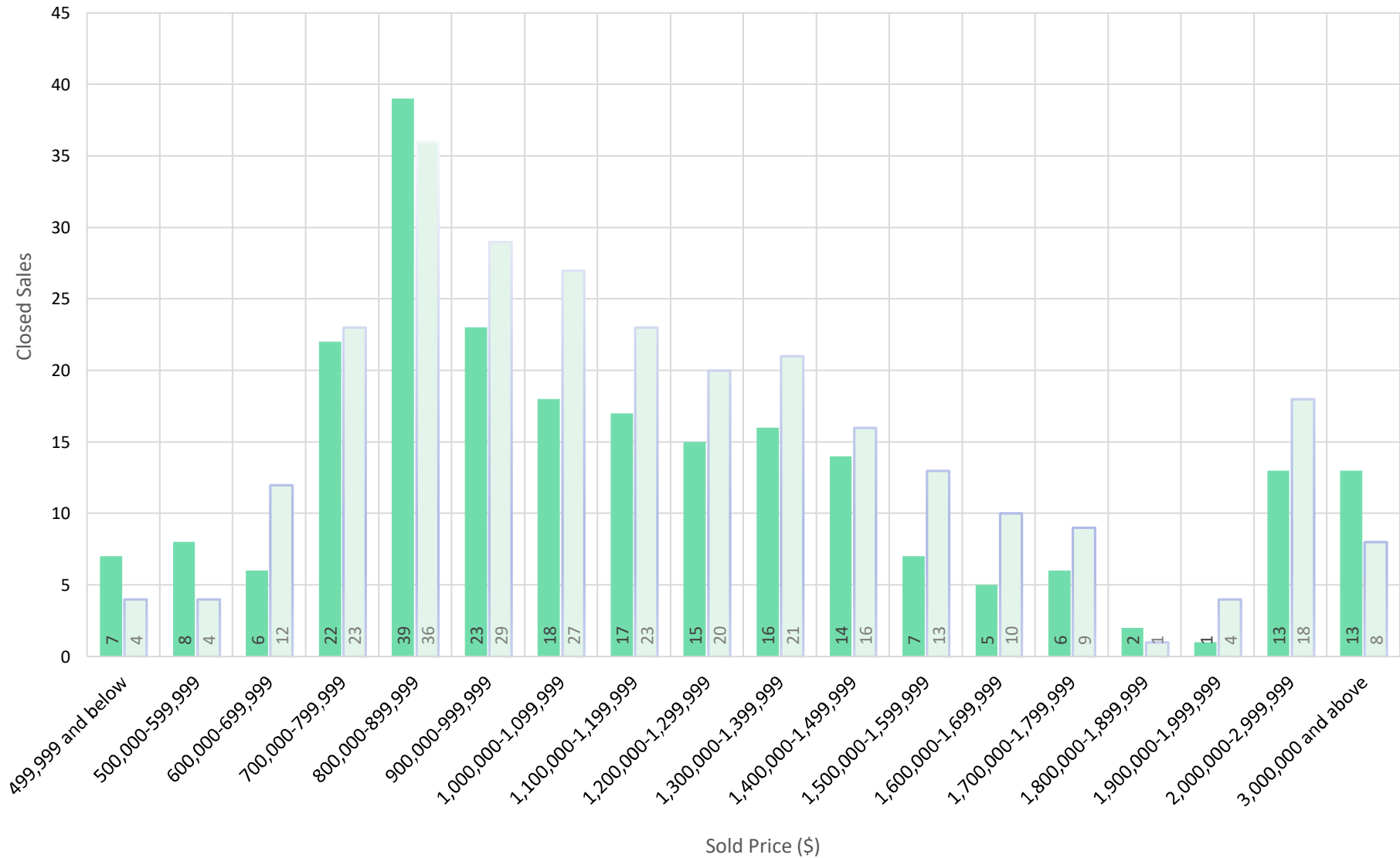
Condos					
YTD-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg	
Closed Sales	3,592	5,218	-31.2%	5,398	-33.5%
Median Sales Price	\$505,000	\$510,000	-1.0%	\$467,500	8.0%
Average Sales Price	\$615,427	\$607,815	1.3%	\$550,293	11.8%
Median Days on Market	20	12	66.7%	12	66.7%
Percent of Orig. List Price Received	98.7%	100.0%	-1.3%	100.0%	-1.3%
New Listings	4,751	6,039	-21.3%	6,293	-24.5%
Pending Sales*	3,798	5,068	-25.1%	5,758	-34.0%

*see footnotes on pages 9-12 regarding methodology updates

1-yr % chg = percent change comparing the current YTD time period to the same YTD time period one year ago.
2-yr % chg = percent change comparing the current YTD time period to the same YTD time period two years ago.

Single-Family Homes Sold September 2023 vs. September 2022

■ 2023 ■ 2022

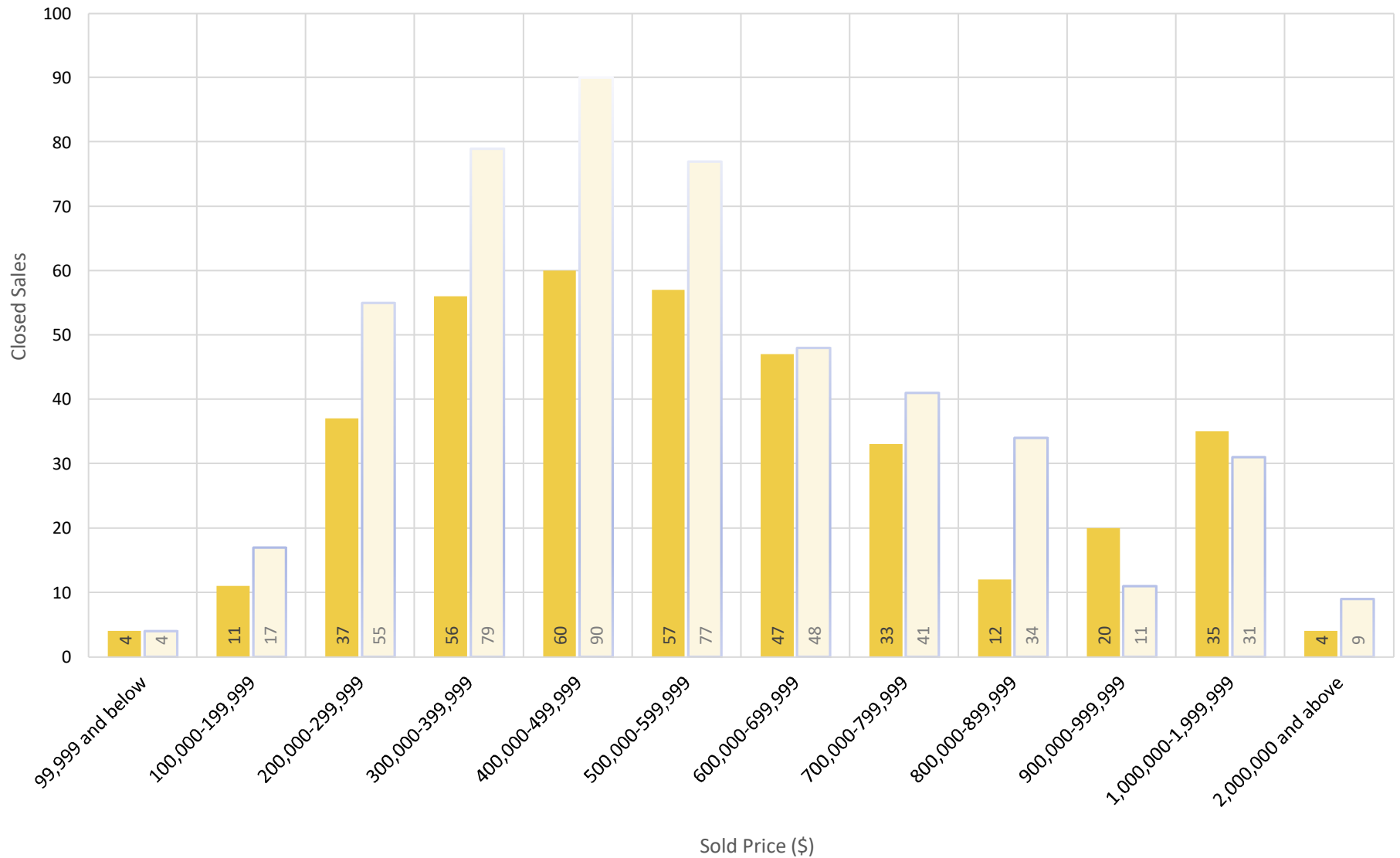


SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Condos Sold September 2023 vs. September 2022

■ 2023 ■ 2022



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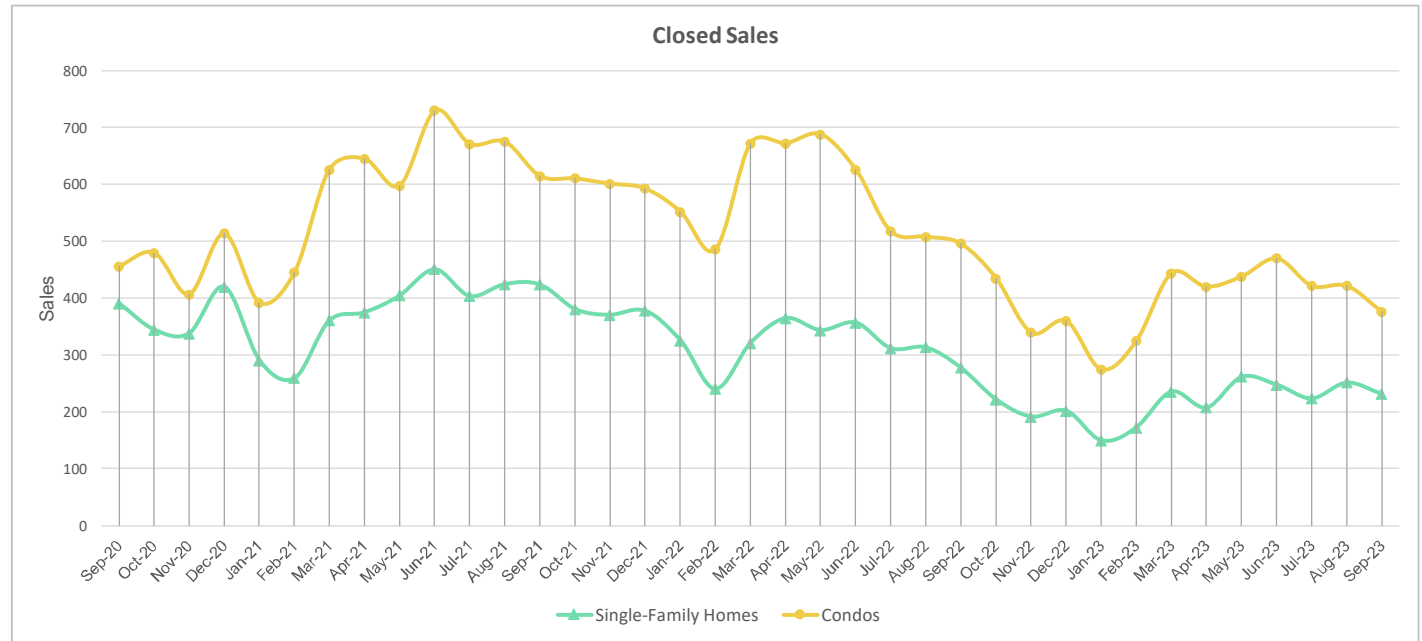
Closed Sales

September 2023

OAHU, HAWAII

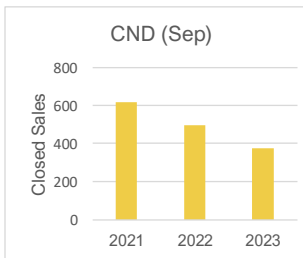
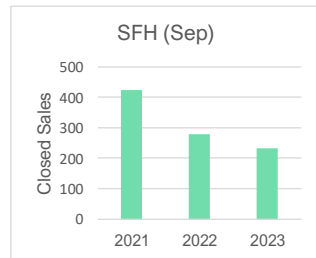
(A count of properties that have closed in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Sep-20	391	456	847
Oct-20	345	480	825
Nov-20	338	407	745
Dec-20	420	514	934
Jan-21	291	392	683
Feb-21	260	446	706
Mar-21	361	626	987
Apr-21	375	645	1,020
May-21	405	598	1,003
Jun-21	451	730	1,181
Jul-21	404	671	1,075
Aug-21	425	675	1,100
Sep-21	424	615	1,039
Oct-21	381	611	992
Nov-21	371	601	972
Dec-21	378	593	971
Jan-22	326	552	878
Feb-22	241	486	727
Mar-22	321	672	993
Apr-22	365	672	1,037
May-22	344	688	1,032
Jun-22	357	626	983
Jul-22	312	518	830
Aug-22	314	508	822
Sep-22	278	496	774
Oct-22	222	435	657
Nov-22	192	340	532
Dec-22	202	360	562
Jan-23	150	275	425
Feb-23	173	325	498
Mar-23	236	444	680
Apr-23	208	420	628
May-23	262	438	700
Jun-23	248	470	718
Jul-23	224	422	646
Aug-23	252	422	674
Sep-23	232	376	608



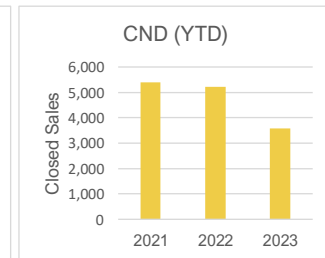
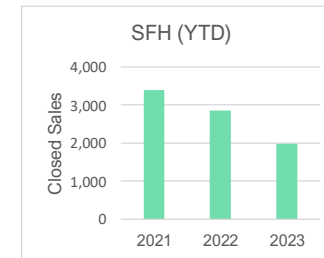
Monthly Closed Sales

September	SFH	YoY %chg	CND	YoY %chg
2021	424	8.4%	615	34.9%
2022	278	-34.4%	496	-19.3%
2023	232	-16.5%	376	-24.2%



Year-to-Date Closed Sales

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	3,396	24.2%	5,398	63.3%
2022	2,858	-15.8%	5,218	-3.3%
2023	1,985	-30.5%	3,592	-31.2%



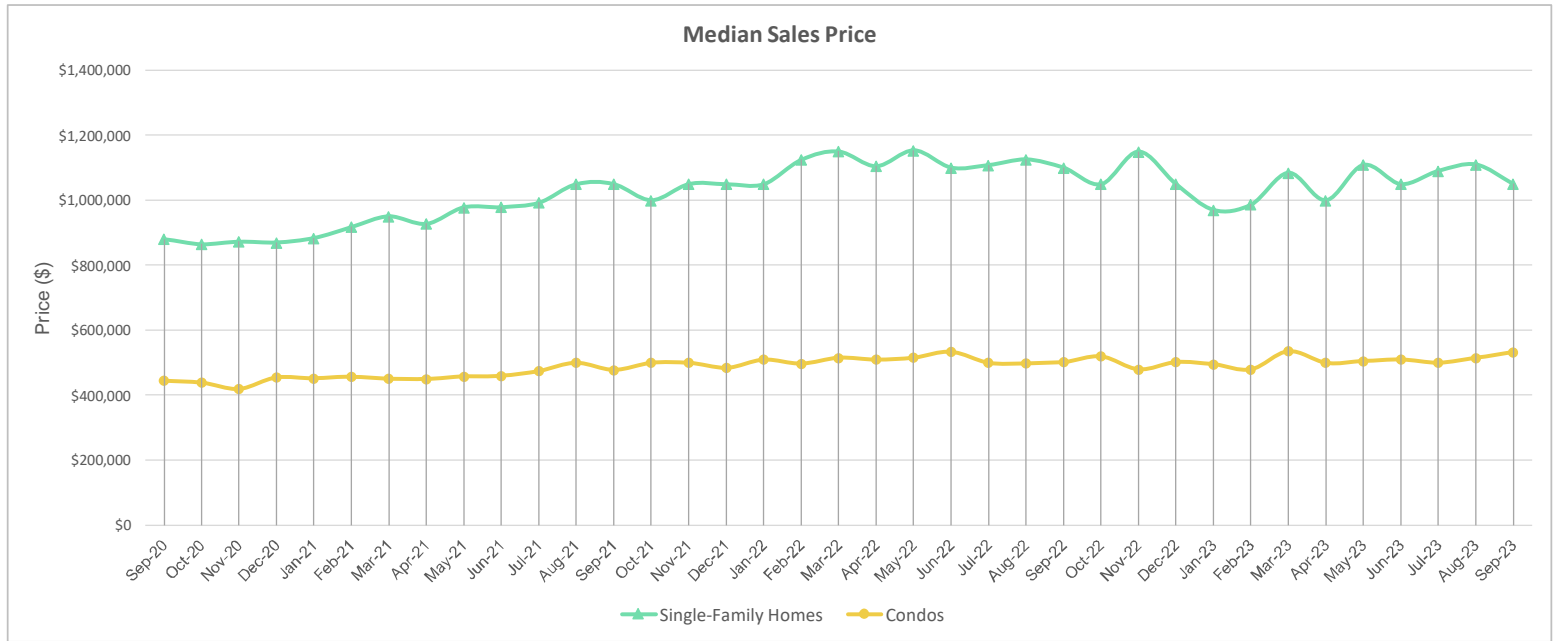
Median Sales Price

September 2023

OAHU, HAWAII

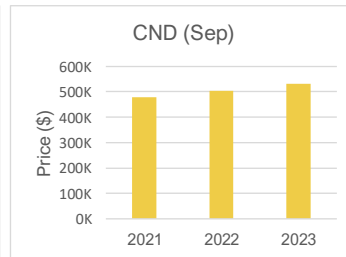
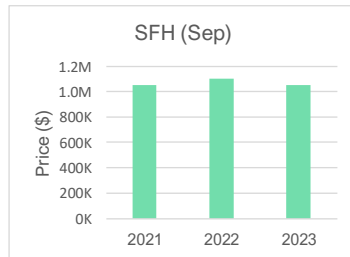
(The median sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Sep-20	\$880,000	\$445,000
Oct-20	\$865,000	\$439,500
Nov-20	\$872,500	\$420,000
Dec-20	\$870,000	\$455,000
Jan-21	\$883,000	\$452,000
Feb-21	\$917,500	\$457,500
Mar-21	\$950,000	\$451,000
Apr-21	\$928,000	\$450,000
May-21	\$978,000	\$457,750
Jun-21	\$979,000	\$460,000
Jul-21	\$992,500	\$475,000
Aug-21	\$1,050,000	\$500,000
Sep-21	\$1,050,000	\$478,000
Oct-21	\$1,000,000	\$500,000
Nov-21	\$1,050,000	\$500,000
Dec-21	\$1,050,000	\$485,000
Jan-22	\$1,050,000	\$510,000
Feb-22	\$1,125,000	\$497,000
Mar-22	\$1,150,000	\$515,500
Apr-22	\$1,105,000	\$510,000
May-22	\$1,153,500	\$516,500
Jun-22	\$1,100,000	\$534,000
Jul-22	\$1,107,944	\$500,000
Aug-22	\$1,125,500	\$498,500
Sep-22	\$1,100,000	\$502,500
Oct-22	\$1,050,000	\$520,000
Nov-22	\$1,149,500	\$480,000
Dec-22	\$1,049,500	\$502,500
Jan-23	\$970,000	\$495,000
Feb-23	\$987,000	\$480,000
Mar-23	\$1,083,750	\$536,000
Apr-23	\$999,995	\$500,000
May-23	\$1,109,000	\$505,000
Jun-23	\$1,050,000	\$510,000
Jul-23	\$1,090,000	\$500,000
Aug-23	\$1,110,000	\$515,000
Sep-23	\$1,050,000	\$532,500



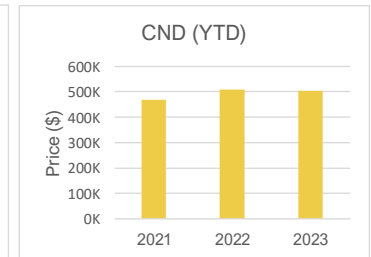
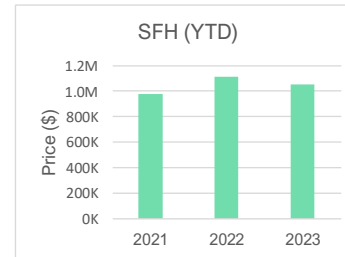
Monthly Median Sales Price

September	SFH	YoY %chg	CND	YoY %chg
2021	\$1,050,000	19.3%	\$478,000	7.4%
2022	\$1,100,000	4.8%	\$502,500	5.1%
2023	\$1,050,000	-4.5%	\$532,500	6.0%



Year-to-Date Median Sales Price

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$975,000	20.2%	\$467,500	8.7%
2022	\$1,110,500	13.9%	\$510,000	9.1%
2023	\$1,050,000	-5.4%	\$505,000	-1.0%



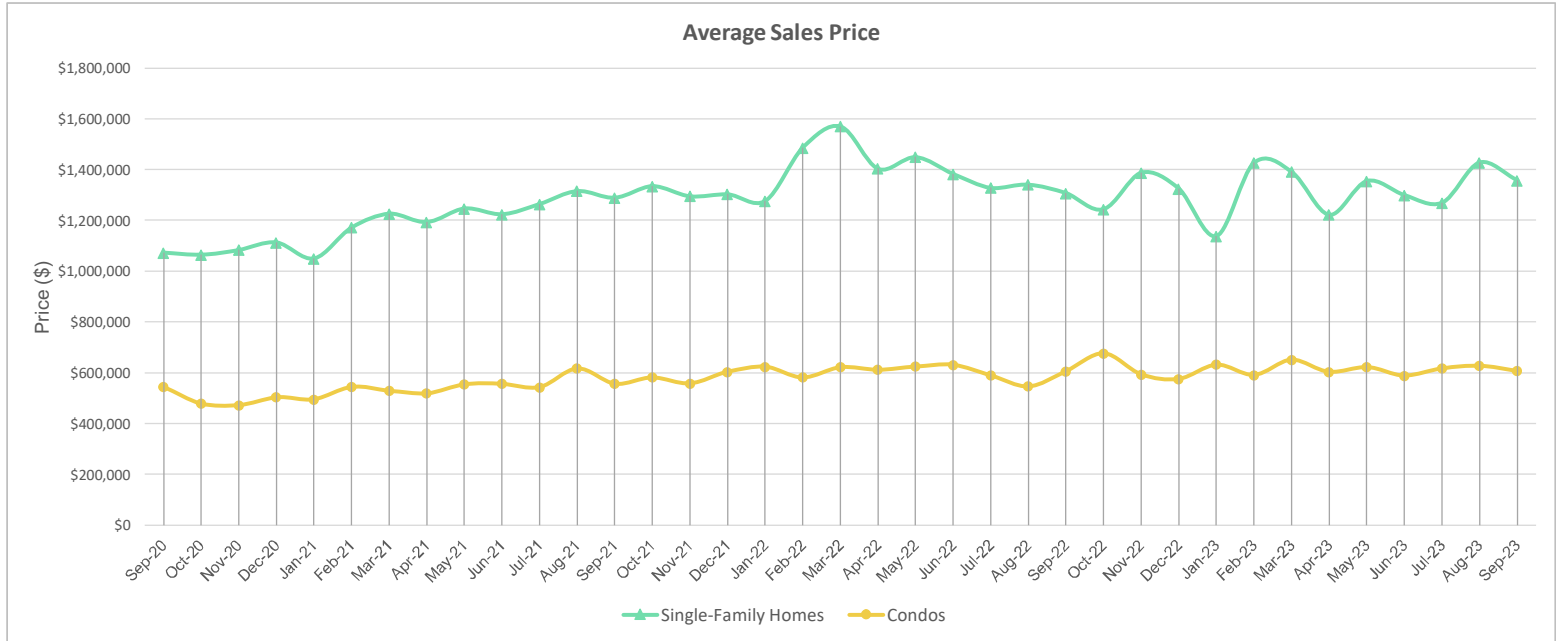
Average Sales Price

September 2023

OAHU, HAWAII

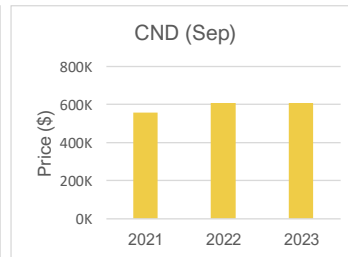
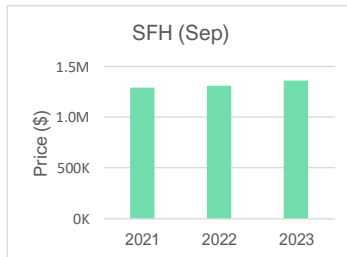
(The average sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Sep-20	\$1,073,692	\$545,367
Oct-20	\$1,065,594	\$479,736
Nov-20	\$1,084,834	\$472,726
Dec-20	\$1,113,076	\$504,222
Jan-21	\$1,050,263	\$496,296
Feb-21	\$1,172,804	\$545,629
Mar-21	\$1,226,827	\$530,257
Apr-21	\$1,194,150	\$520,192
May-21	\$1,246,611	\$555,798
Jun-21	\$1,225,011	\$557,302
Jul-21	\$1,265,382	\$544,064
Aug-21	\$1,316,681	\$618,612
Sep-21	\$1,289,510	\$558,002
Oct-21	\$1,335,171	\$582,509
Nov-21	\$1,296,551	\$559,007
Dec-21	\$1,303,481	\$604,749
Jan-22	\$1,277,309	\$623,928
Feb-22	\$1,486,088	\$583,367
Mar-22	\$1,570,668	\$623,684
Apr-22	\$1,404,481	\$613,189
May-22	\$1,450,008	\$625,327
Jun-22	\$1,382,559	\$631,822
Jul-22	\$1,329,023	\$590,934
Aug-22	\$1,341,958	\$547,319
Sep-22	\$1,307,249	\$607,502
Oct-22	\$1,243,960	\$676,988
Nov-22	\$1,387,685	\$594,444
Dec-22	\$1,325,156	\$576,689
Jan-23	\$1,139,294	\$633,441
Feb-23	\$1,427,864	\$592,131
Mar-23	\$1,391,538	\$651,630
Apr-23	\$1,223,383	\$603,795
May-23	\$1,355,804	\$623,748
Jun-23	\$1,300,456	\$589,597
Jul-23	\$1,270,421	\$617,683
Aug-23	\$1,427,996	\$628,127
Sep-23	\$1,357,981	\$608,222



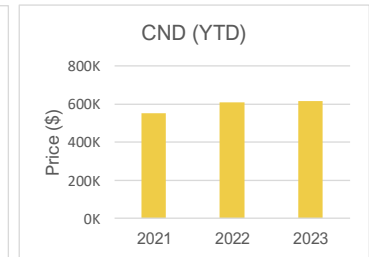
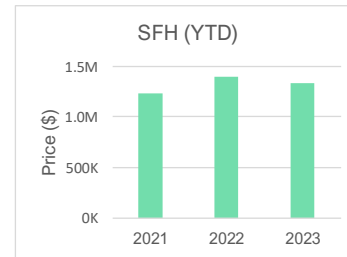
Monthly Average Sales Price

September	SFH	YoY %chg	CND	YoY %chg
2021	\$1,289,510	20.1%	\$558,002	2.3%
2022	\$1,307,249	1.4%	\$607,502	8.9%
2023	\$1,357,981	3.9%	\$608,222	0.1%



Year-to-Date Average Sales Price

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$1,229,051	24.9%	\$550,293	7.9%
2022	\$1,396,002	13.6%	\$607,815	10.5%
2023	\$1,329,663	-4.8%	\$615,427	1.3%



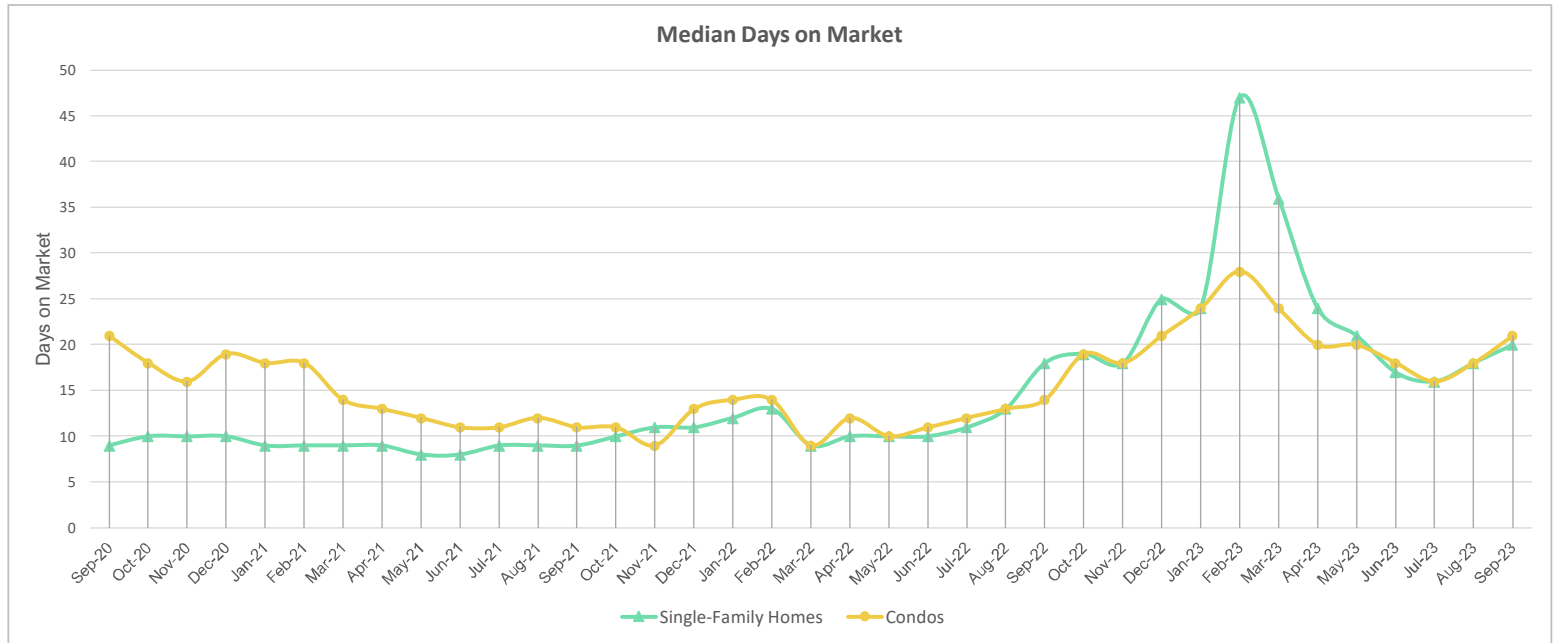
Median Days on Market

September 2023

OAHU, HAWAII

(Days on Market represents the number of days from when a property is first listed to when an offer is accepted; the Median Days on Market represents the median of all sales in a given month)

Mo/Yr	Single-Family Homes	Condos
Sep-20	9	21
Oct-20	10	18
Nov-20	10	16
Dec-20	10	19
Jan-21	9	18
Feb-21	9	18
Mar-21	9	14
Apr-21	9	13
May-21	8	12
Jun-21	8	11
Jul-21	9	11
Aug-21	9	12
Sep-21	9	11
Oct-21	10	11
Nov-21	11	9
Dec-21	11	13
Jan-22	12	14
Feb-22	13	14
Mar-22	9	9
Apr-22	10	12
May-22	10	10
Jun-22	10	11
Jul-22	11	12
Aug-22	13	13
Sep-22	18	14
Oct-22	19	19
Nov-22	18	18
Dec-22	25	21
Jan-23	24	24
Feb-23	47	28
Mar-23	36	24
Apr-23	24	20
May-23	21	20
Jun-23	17	18
Jul-23	16	16
Aug-23	18	18
Sep-23	20	21

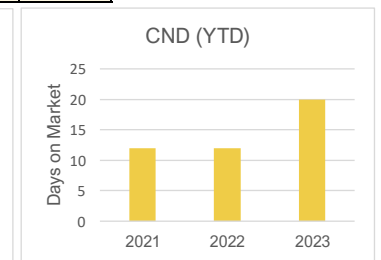
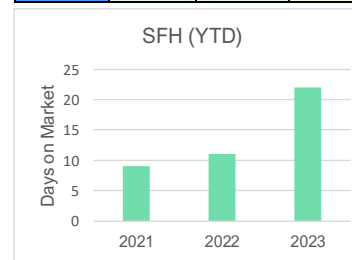
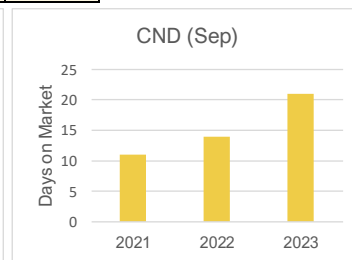
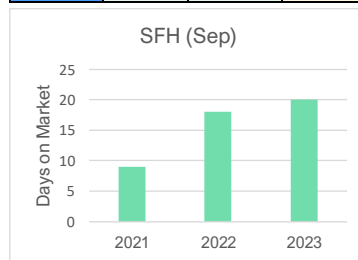


Monthly Median Days on Market

September	SFH	YoY %chg	CND	YoY %chg
2021	9	0.0%	11	-47.6%
2022	18	100.0%	14	27.3%
2023	20	11.1%	21	50.0%

Year-to-Date Median Days on Market

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	9	-47.1%	12	-57.1%
2022	11	22.2%	12	0.0%
2023	22	100.0%	20	66.7%



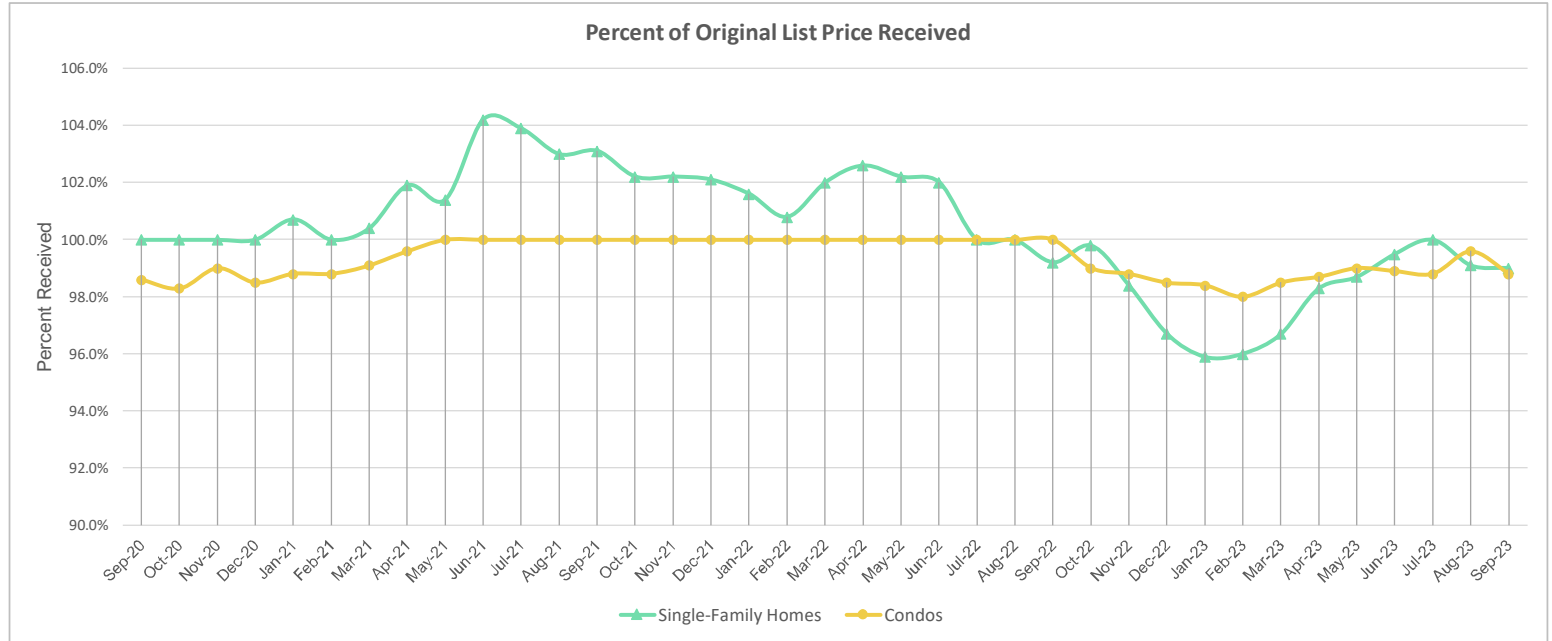
Percent of Original List Price Received

September 2023

OAHU, HAWAII

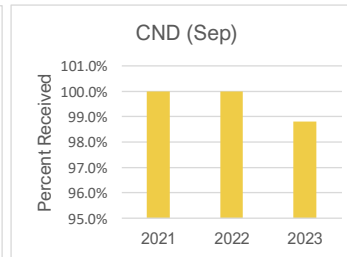
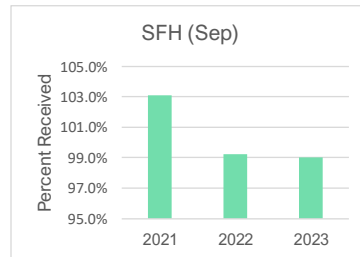
(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period indicated)

Mo/Yr	Single-Family Homes	Condos
Sep-20	100.0%	98.6%
Oct-20	100.0%	98.3%
Nov-20	100.0%	99.0%
Dec-20	100.0%	98.5%
Jan-21	100.7%	98.8%
Feb-21	100.0%	98.8%
Mar-21	100.4%	99.1%
Apr-21	101.9%	99.6%
May-21	101.4%	100.0%
Jun-21	104.2%	100.0%
Jul-21	103.9%	100.0%
Aug-21	103.0%	100.0%
Sep-21	103.1%	100.0%
Oct-21	102.2%	100.0%
Nov-21	102.2%	100.0%
Dec-21	102.1%	100.0%
Jan-22	101.6%	100.0%
Feb-22	100.8%	100.0%
Mar-22	102.0%	100.0%
Apr-22	102.6%	100.0%
May-22	102.2%	100.0%
Jun-22	102.0%	100.0%
Jul-22	100.0%	100.0%
Aug-22	100.0%	100.0%
Sep-22	99.2%	100.0%
Oct-22	99.8%	99.0%
Nov-22	98.4%	98.8%
Dec-22	96.7%	98.5%
Jan-23	95.9%	98.4%
Feb-23	96.0%	98.0%
Mar-23	96.7%	98.5%
Apr-23	98.3%	98.7%
May-23	98.7%	99.0%
Jun-23	99.5%	98.9%
Jul-23	100.0%	98.8%
Aug-23	99.1%	99.6%
Sep-23	99.0%	98.8%



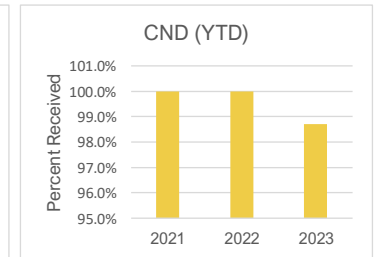
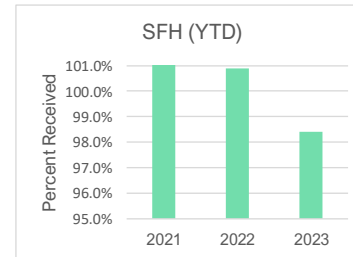
Monthly Percent of Original List Price Received

September	SFH	YoY %chg	CND	YoY %chg
2021	103.1%	3.1%	100.0%	1.4%
2022	99.2%	-3.8%	100.0%	0.0%
2023	99.0%	-0.2%	98.8%	-1.2%



Year-to-Date Percent of Original List Price Received

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	102.0%	3.2%	100.0%	2.1%
2022	100.9%	-1.1%	100.0%	0.0%
2023	98.4%	-2.5%	98.7%	-1.3%



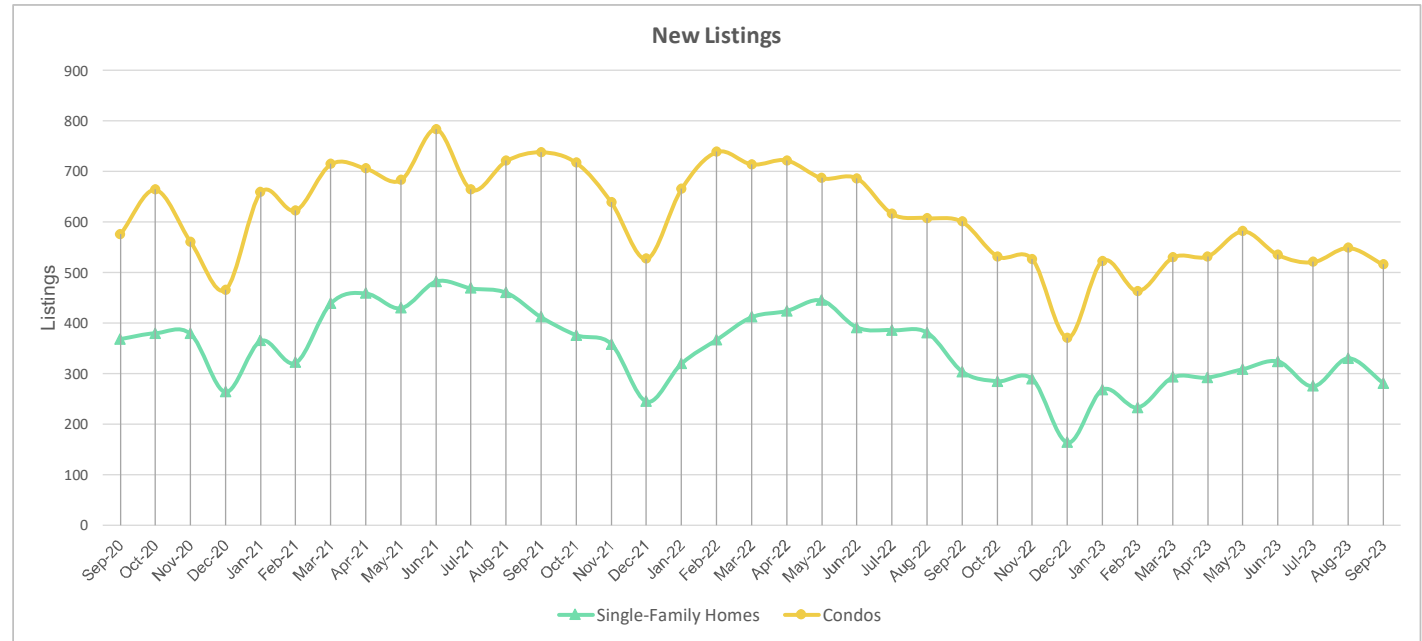
New Listings

September 2023

OAHU, HAWAII

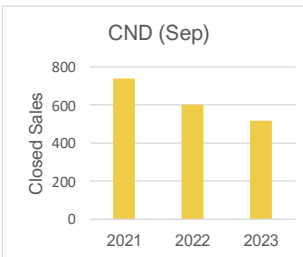
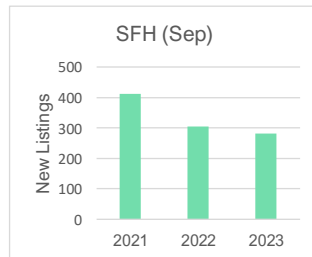
(A count of properties that have been newly listed on the market in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Sep-20	368	576	944
Oct-20	380	664	1,044
Nov-20	379	561	940
Dec-20	264	466	730
Jan-21	365	659	1,024
Feb-21	322	623	945
Mar-21	439	715	1,154
Apr-21	459	706	1,165
May-21	430	683	1,113
Jun-21	482	784	1,266
Jul-21	469	664	1,133
Aug-21	460	721	1,181
Sep-21	412	738	1,150
Oct-21	376	717	1,093
Nov-21	358	639	997
Dec-21	245	527	772
Jan-22	320	666	986
Feb-22	367	739	1,106
Mar-22	412	714	1,126
Apr-22	424	722	1,146
May-22	445	687	1,132
Jun-22	391	686	1,077
Jul-22	386	616	1,002
Aug-22	381	608	989
Sep-22	304	601	905
Oct-22	285	532	817
Nov-22	289	526	815
Dec-22	164	371	535
Jan-23	268	523	791
Feb-23	233	463	696
Mar-23	293	530	823
Apr-23	292	532	824
May-23	309	582	891
Jun-23	324	535	859
Jul-23	275	521	796
Aug-23	330	549	879
Sep-23	281	516	797



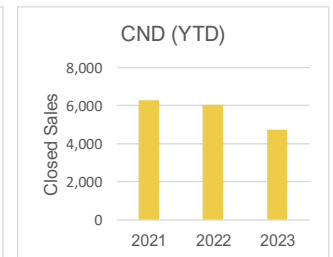
Monthly New Listings

September	SFH	YoY %chg	CND	YoY %chg
2021	412	12.0%	738	28.1%
2022	304	-26.2%	601	-18.6%
2023	281	-7.6%	516	-14.1%



Year-to-Date New Listings

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	3,838	12.2%	6,293	16.1%
2022	3,430	-10.6%	6,039	-4.0%
2023	2,605	-24.1%	4,751	-21.3%



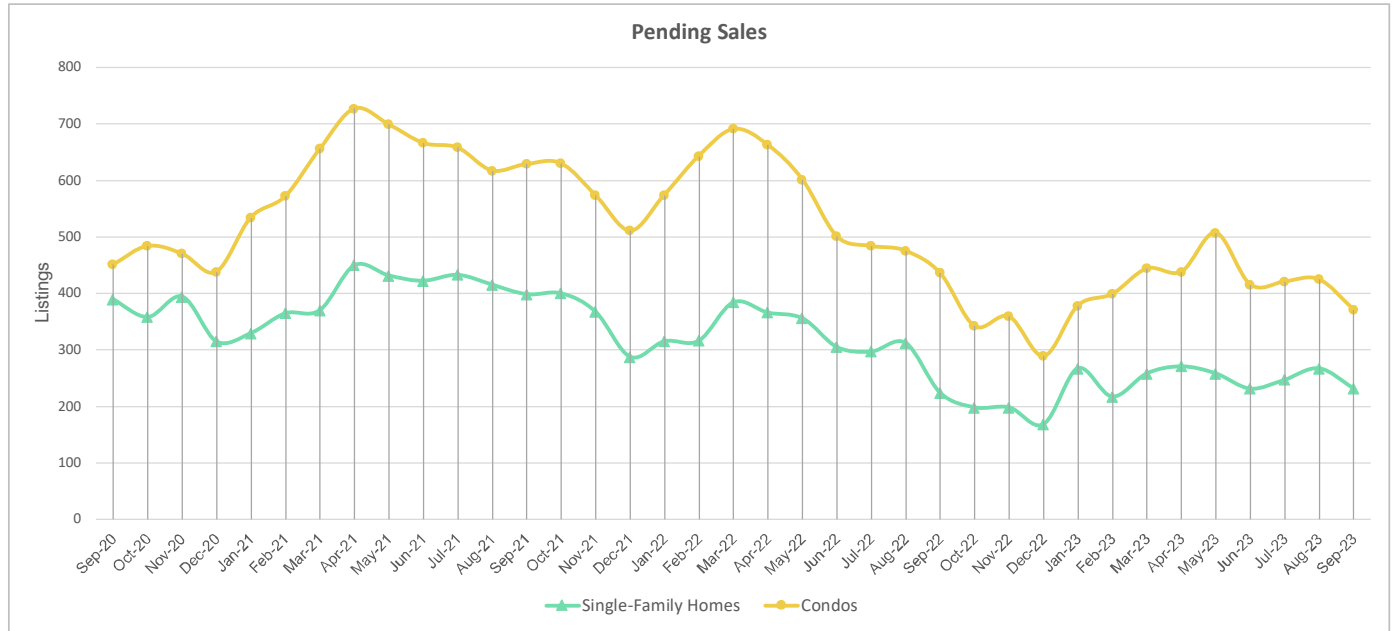
Pending Sales*

September 2023

OAHU, HAWAII

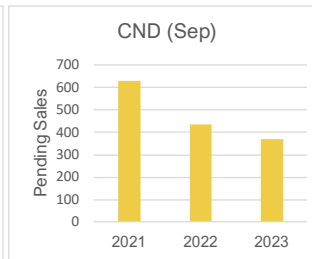
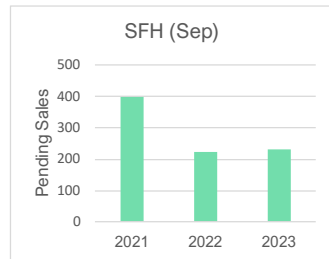
(A measure of contract activity represented by a count of properties that have had offers accepted on them during a given month)

Mo/Yr	Single-Family Homes	Condos	Total
Sep-20	389	451	840
Oct-20	358	484	842
Nov-20	394	470	864
Dec-20	315	438	753
Jan-21	329	534	863
Feb-21	365	572	937
Mar-21	370	656	1,026
Apr-21	450	727	1,177
May-21	431	699	1,130
Jun-21	422	666	1,088
Jul-21	433	658	1,091
Aug-21	415	617	1,032
Sep-21	398	629	1,027
Oct-21	400	630	1,030
Nov-21	367	573	940
Dec-21	287	511	798
Jan-22	315	574	889
Feb-22	316	643	959
Mar-22	384	691	1,075
Apr-22	366	663	1,029
May-22	356	601	957
Jun-22	305	501	806
Jul-22	297	484	781
Aug-22	312	475	787
Sep-22	224	436	660
Oct-22	198	342	540
Nov-22	198	359	557
Dec-22	168	289	457
Jan-23	267	378	645
Feb-23	217	399	616
Mar-23	258	444	702
Apr-23	271	438	709
May-23	258	507	765
Jun-23	231	415	646
Jul-23	247	421	668
Aug-23	267	425	692
Sep-23	232	371	603



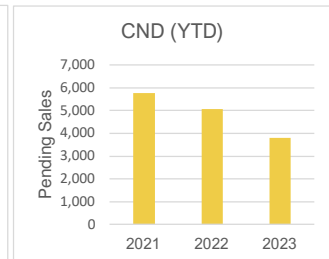
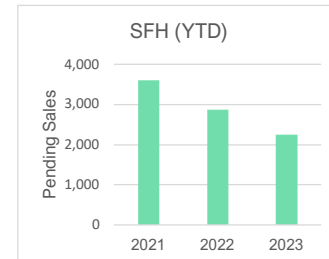
Monthly Pending Sales

September	SFH	YoY %chg	CND	YoY %chg
2021	398	2.3%	629	39.5%
2022	224	-43.7%	436	-30.7%
2023	232	3.6%	371	-14.9%



Year-to-Date Pending Sales

September	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	3,613	11.0%	5,758	56.6%
2022	2,875	-20.4%	5,068	-12.0%
2023	2,248	-21.8%	3,798	-25.1%



*Methodology updated as of 2021 to reflect a count of properties that entered contract within the given month and remain in escrow status at the end of the month (also applied to historical data shown above).

Pending Sales, in reports prior to 2021, reflect a count of all listings that held a Pending (P) status throughout the given month.

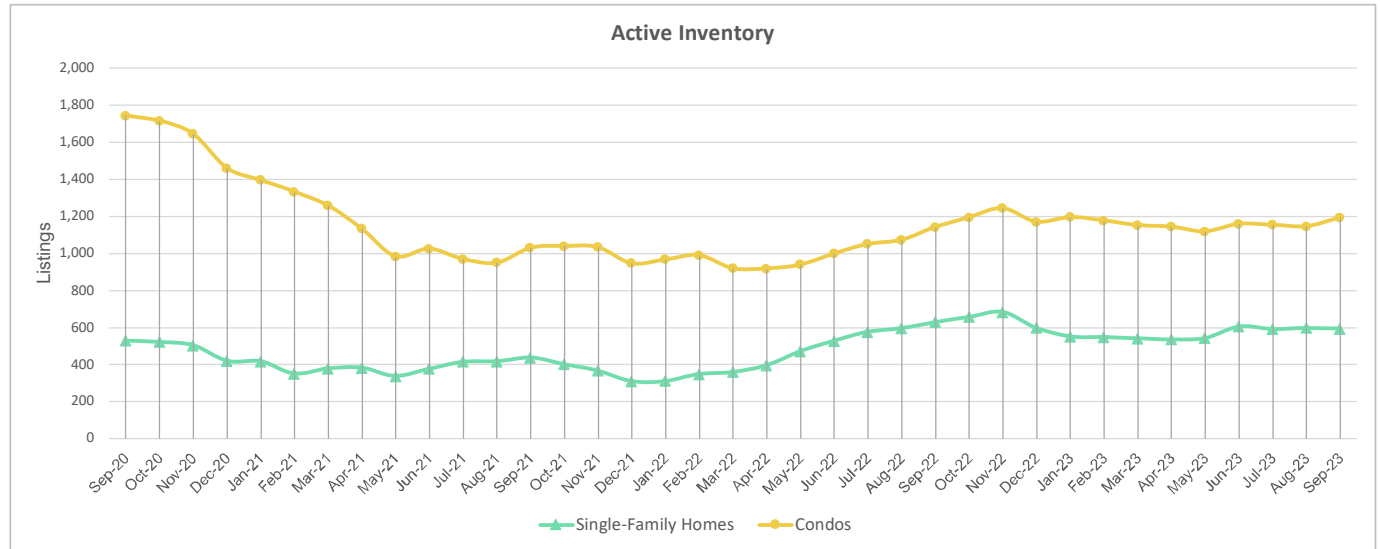
Active Inventory*

September 2023

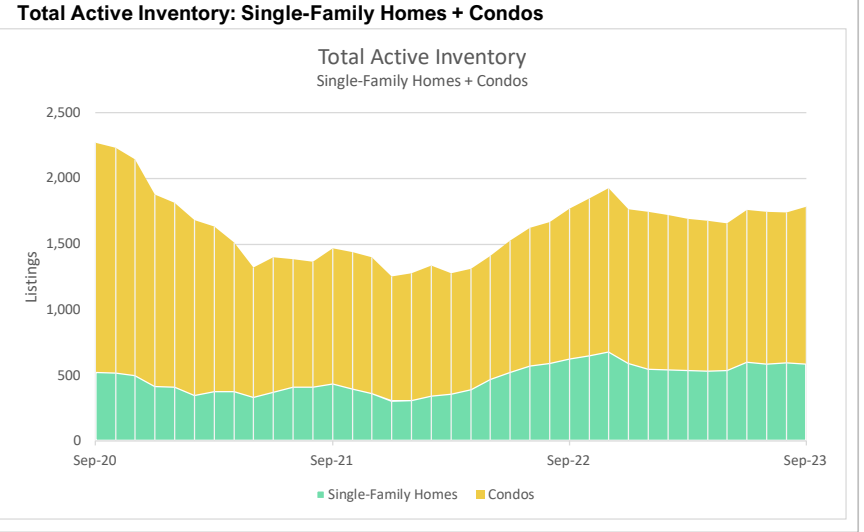
OAHU, HAWAII

(The number of properties in Active (A) status at the end of the given month)

Mo/Yr	Single-Family Homes	Condos	Total
Sep-20	529	1,742	2,271
Oct-20	521	1,715	2,236
Nov-20	503	1,645	2,148
Dec-20	419	1,459	1,878
Jan-21	417	1,396	1,813
Feb-21	350	1,332	1,682
Mar-21	379	1,257	1,636
Apr-21	381	1,133	1,514
May-21	337	983	1,320
Jun-21	377	1,025	1,402
Jul-21	415	969	1,384
Aug-21	416	950	1,366
Sep-21	437	1,030	1,467
Oct-21	401	1,039	1,440
Nov-21	366	1,033	1,399
Dec-21	309	946	1,255
Jan-22	311	967	1,278
Feb-22	348	989	1,337
Mar-22	360	919	1,279
Apr-22	395	917	1,312
May-22	471	939	1,410
Jun-22	527	998	1,525
Jul-22	576	1,050	1,626
Aug-22	596	1,073	1,669
Sep-22	629	1,141	1,770
Oct-22	656	1,194	1,850
Nov-22	682	1,244	1,926
Dec-22	597	1,170	1,767
Jan-23	551	1,196	1,747
Feb-23	547	1,177	1,724
Mar-23	541	1,152	1,693
Apr-23	535	1,144	1,679
May-23	543	1,118	1,661
Jun-23	605	1,159	1,764
Jul-23	591	1,154	1,745
Aug-23	598	1,146	1,744
Sep-23	592	1,194	1,786



September	SFH	YoY %chg	CND	YoY %chg
2021	437	-17.4%	1,030	-40.9%
2022	629	43.9%	1,141	10.8%
2023	592	-5.9%	1,194	4.6%



*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

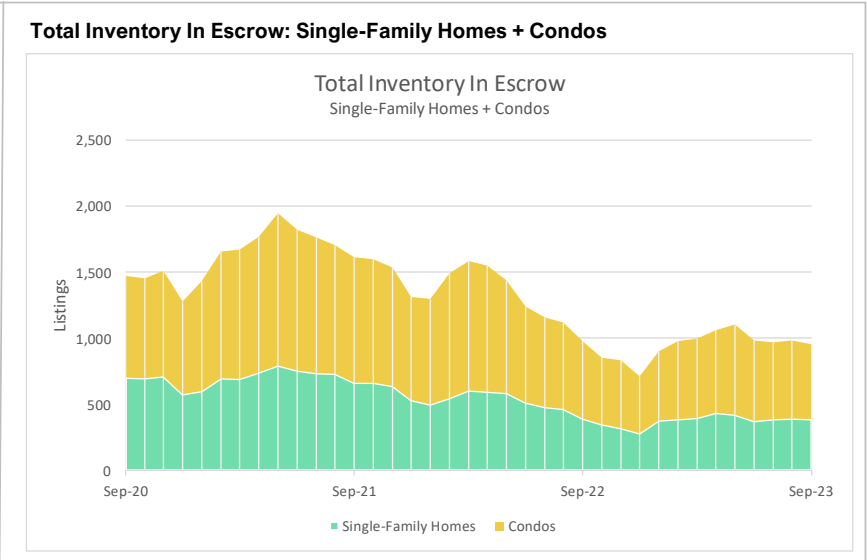
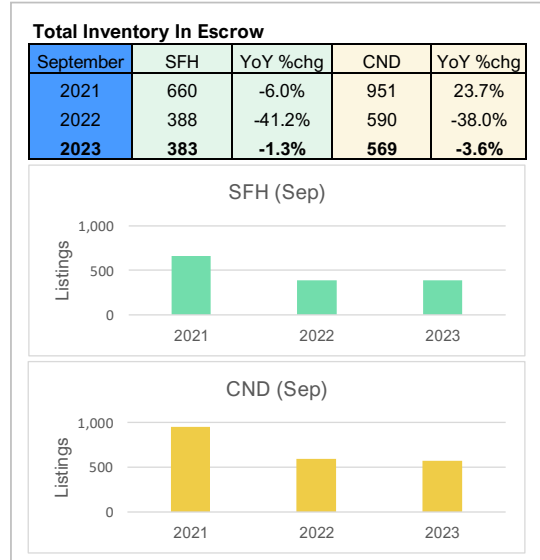
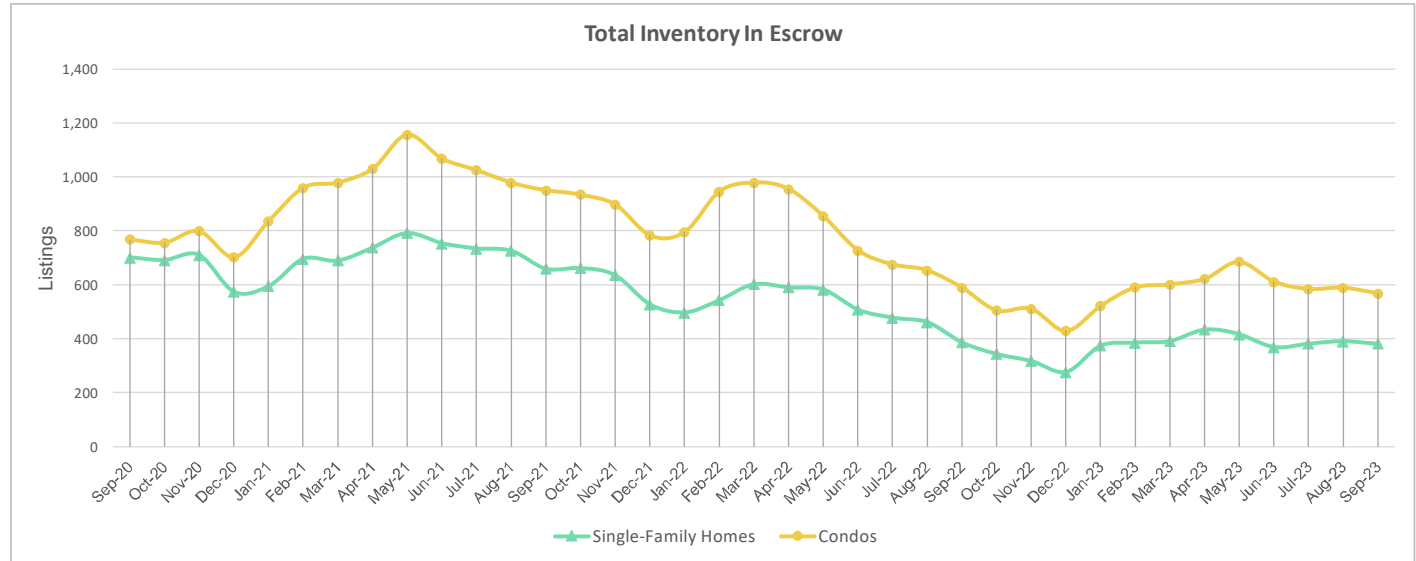
Total Inventory In Escrow*

September 2023

OAHU, HAWAII

(The number of properties under contract at the end of the given month / combined listings in C and P status)

Mo/Yr	Single-Family Homes	Condos	Total
Sep-20	702	769	1,471
Oct-20	693	757	1,450
Nov-20	711	800	1,511
Dec-20	575	703	1,278
Jan-21	596	837	1,433
Feb-21	697	960	1,657
Mar-21	691	979	1,670
Apr-21	739	1,030	1,769
May-21	793	1,157	1,950
Jun-21	754	1,068	1,822
Jul-21	735	1,026	1,761
Aug-21	727	979	1,706
Sep-21	660	951	1,611
Oct-21	663	935	1,598
Nov-21	637	899	1,536
Dec-21	528	784	1,312
Jan-22	498	797	1,295
Feb-22	544	946	1,490
Mar-22	603	980	1,583
Apr-22	592	956	1,548
May-22	583	856	1,439
Jun-22	509	728	1,237
Jul-22	479	676	1,155
Aug-22	462	654	1,116
Sep-22	388	590	978
Oct-22	345	506	851
Nov-22	319	512	831
Dec-22	278	430	708
Jan-23	376	523	899
Feb-23	386	592	978
Mar-23	393	602	995
Apr-23	435	623	1,058
May-23	418	686	1,104
Jun-23	370	612	982
Jul-23	383	586	969
Aug-23	391	590	981
Sep-23	383	569	952



*New indicator added to reports as of 2021, including applicable historical data.

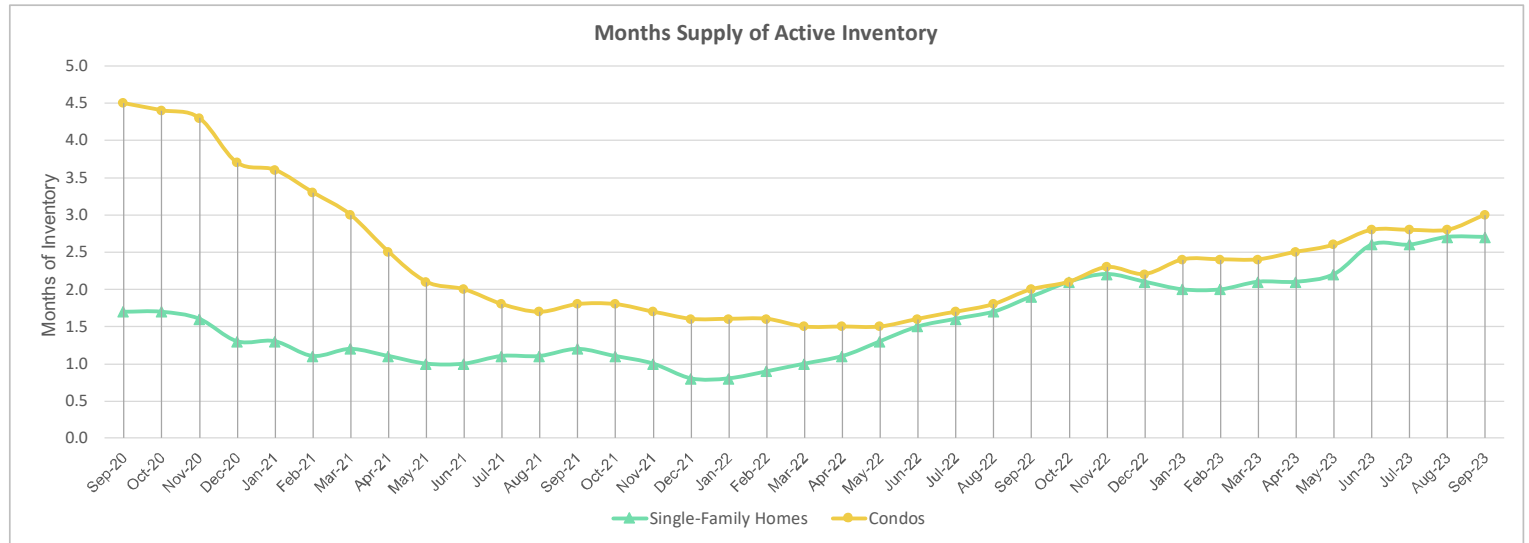
Months Supply of Active Inventory*

September 2023

OAHU, HAWAII

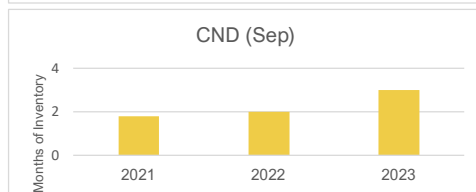
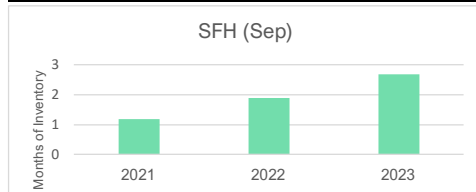
(Compares active inventory to a rolling 12-month average closed sales)

Mo/Yr	Single-Family Homes	Condos
Sep-20	1.7	4.5
Oct-20	1.7	4.4
Nov-20	1.6	4.3
Dec-20	1.3	3.7
Jan-21	1.3	3.6
Feb-21	1.1	3.3
Mar-21	1.2	3.0
Apr-21	1.1	2.5
May-21	1.0	2.1
Jun-21	1.0	2.0
Jul-21	1.1	1.8
Aug-21	1.1	1.7
Sep-21	1.2	1.8
Oct-21	1.1	1.8
Nov-21	1.0	1.7
Dec-21	0.8	1.6
Jan-22	0.8	1.6
Feb-22	0.9	1.6
Mar-22	1.0	1.5
Apr-22	1.1	1.5
May-22	1.3	1.5
Jun-22	1.5	1.6
Jul-22	1.6	1.7
Aug-22	1.7	1.8
Sep-22	1.9	2.0
Oct-22	2.1	2.1
Nov-22	2.2	2.3
Dec-22	2.1	2.2
Jan-23	2.0	2.4
Feb-23	2.0	2.4
Mar-23	2.1	2.4
Apr-23	2.1	2.5
May-23	2.2	2.6
Jun-23	2.6	2.8
Jul-23	2.6	2.8
Aug-23	2.7	2.8
Sep-23	2.7	3.0

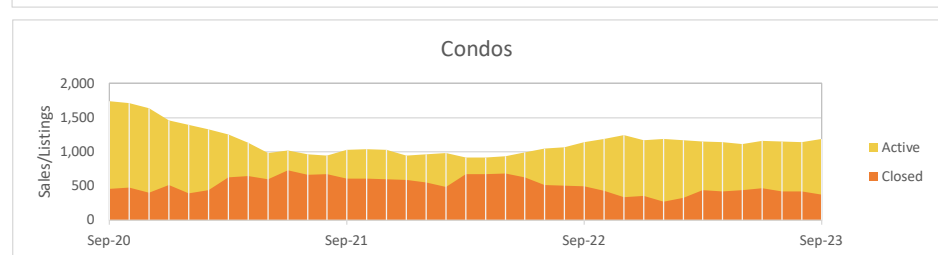
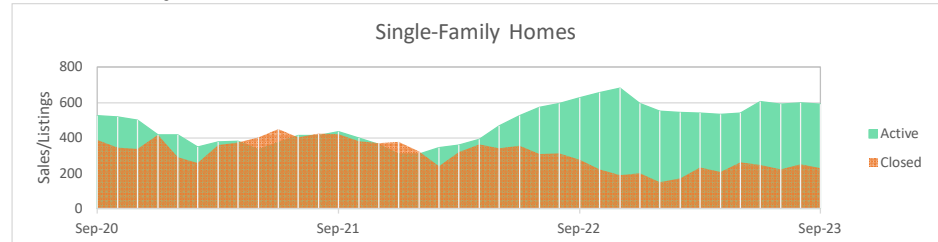


Months Supply of Active Inventory

September	SFH	YoY %chg	CND	YoY %chg
2021	1.2	-29.4%	1.8	-60.0%
2022	1.9	58.3%	2.0	11.1%
2023	2.7	42.1%	3.0	50.0%



Active Inventory vs. Closed Sales



*Methodology updated as of 2021 (also applied to historical data shown on this chart).

Months of Inventory, in reports prior to 2021, reflect a comparison of active listings to average pending sales.

Housing Supply Overview

September 2023

OAHU, HAWAII

(A year-over-year overview of the availability and sales of properties in a given month, by price range)

	Closed Sales			Median Days on Market			Percent of Original List Price Received			New Listings			Pending Sales			Active Inventory			Total Inventory In Escrow			Months Supply of Active Inventory			
	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	
Single-Family Homes																									
\$449,999 and below	3	2	50.0%	11	5	120.0%	103.8%	105.0%	-1.1%	1	1	0.0%	1	0	#DIV/0!	3	3	0.0%	3	6	-50.0%	1.5	1.0	50.0%	
\$450,000 - \$599,999	12	6	100.0%	29	11	163.6%	97.8%	100.0%	-2.2%	5	5	0.0%	7	3	133.3%	12	7	71.4%	13	12	8.3%	2.4	1.0	140.0%	
\$600,000 - \$699,999	6	12	-50.0%	35	34	2.9%	95.9%	96.8%	-0.9%	12	11	9.1%	14	10	40.0%	29	25	16.0%	22	19	15.8%	3.2	2.3	39.1%	
\$700,000 - \$799,999	22	23	-4.3%	25	26	-3.8%	97.7%	100.0%	-2.3%	21	18	16.7%	22	19	15.8%	42	39	7.7%	41	43	-4.7%	2.2	1.5	46.7%	
\$800,000 - \$899,999	39	36	8.3%	16	21	-23.8%	100.0%	98.0%	2.0%	32	35	-8.6%	31	35	-11.4%	65	70	-7.1%	49	59	-16.9%	2.0	1.7	17.6%	
\$900,000 - \$999,999	23	29	-20.7%	20	10	100.0%	97.9%	100.0%	-2.1%	37	40	-7.5%	31	23	34.8%	56	63	-11.1%	48	48	0.0%	2.0	1.3	53.8%	
\$1,000,000 - \$1,499,999	80	107	-25.2%	17	19	-10.5%	100.0%	98.1%	1.9%	88	110	-20.0%	79	88	-10.2%	142	166	-14.5%	123	126	-2.4%	2.0	1.4	42.9%	
\$1,500,000 - 1,999,999	21	37	-43.2%	10	11	-9.1%	100.6%	100.0%	0.6%	48	41	17.1%	31	22	40.9%	91	85	7.1%	50	35	42.9%	3.8	2.1	81.0%	
\$2,000,000 - \$2,999,999	13	18	-27.8%	11	16	-31.3%	100.3%	95.4%	5.1%	17	23	-26.1%	9	15	-40.0%	59	69	-14.5%	19	25	-24.0%	4.2	3.1	35.5%	
\$3,000,000 and above	13	8	62.5%	26	78	-66.7%	94.6%	94.4%	0.2%	20	20	0.0%	7	9	-22.2%	93	102	-8.8%	15	15	0.0%	10.3	6.4	60.9%	
All Single-Family Homes	232	278	-16.5%	20	18	11.1%	99.0%	99.2%	-0.2%	281	304	-7.6%	232	224	3.6%	592	629	-5.9%	383	388	-1.3%	2.7	1.9	42.1%	

	Closed Sales			Median Days on Market			Percent of Original List Price Received			New Listings			Pending Sales			Active Inventory			Total Inventory In Escrow			Months Supply of Active Inventory			
	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	Sep-23	Sep-22	%chg	
Condos																									
\$149,999 and below	6	7	-14.3%	71	13	446.2%	94.7%	96.7%	-2.1%	13	17	-23.5%	7	10	-30.0%	45	23	95.7%	19	20	-5.0%	3.5	1.4	150.0%	
\$150,000 - \$299,999	46	69	-33.3%	18	22	-18.2%	97.7%	98.7%	-1.0%	59	64	-7.8%	43	52	-17.3%	135	161	-16.1%	73	73	0.0%	2.9	2.2	31.8%	
\$300,000 - \$399,999	56	79	-29.1%	22	13	69.2%	98.8%	100.0%	-1.2%	83	91	-8.8%	60	77	-22.1%	153	120	27.5%	87	102	-14.7%	2.4	1.3	84.6%	
\$400,000 - \$499,999	60	90	-33.3%	19	12	58.3%	98.9%	100.0%	-1.1%	83	101	-17.8%	67	72	-6.9%	161	143	12.6%	96	96	0.0%	2.4	1.4	71.4%	
\$500,000 - \$599,999	57	77	-26.0%	15	11	36.4%	98.8%	100.0%	-1.2%	73	101	-27.7%	62	60	3.3%	127	129	-1.6%	98	68	44.1%	2.2	1.5	46.7%	
\$600,000 - \$699,999	47	48	-2.1%	21	15	40.0%	100.0%	98.4%	1.6%	57	68	-16.2%	44	49	-10.2%	107	121	-11.6%	60	62	-3.2%	2.2	1.9	15.8%	
\$700,000 - \$999,999	65	86	-24.4%	16	14	14.3%	100.0%	99.8%	0.2%	84	92	-8.7%	60	73	-17.8%	206	210	-1.9%	92	108	-14.8%	3.4	2.1	61.9%	
\$1,000,000 - \$1,499,999	25	24	4.2%	37	30	23.3%	95.7%	98.0%	-2.3%	27	38	-28.9%	20	23	-13.0%	98	107	-8.4%	31	31	0.0%	4.9	3.5	40.0%	
\$1,500,000 - \$1,999,999	10	7	42.9%	40	74	-45.9%	97.0%	92.1%	5.3%	16	11	45.5%	3	8	-62.5%	62	60	3.3%	4	12	-66.7%	7.8	6.7	16.4%	
\$2,000,000 and above	4	9	-55.6%	54	18	200.0%	95.3%	97.3%	-2.1%	21	18	16.7%	5	12	-58.3%	100	67	49.3%	9	18	-50.0%	12.5	7.4	68.9%	
All Condos	376	496	-24.2%	21	14	50.0%	98.8%	100.0%	-1.2%	516	601	-14.1%	371	436	-14.9%	1,194	1,141	4.6%	569	590	-3.6%	3.0	2.0	50.0%	

SOURCE: Honolulu Board of REALTORS®, residential resales compiled from MLS data.

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Closed Sales by Price Range: Single-Family Homes

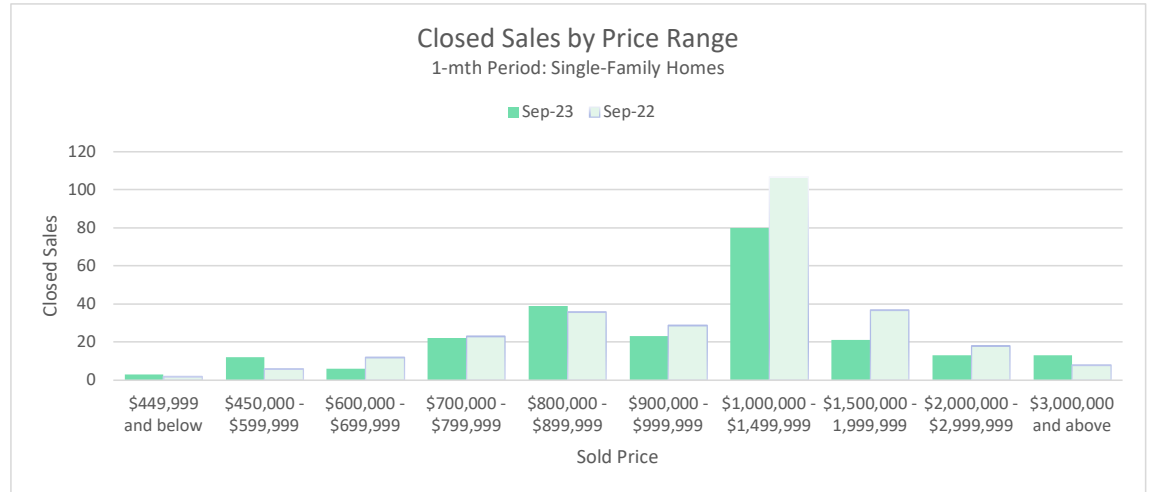
September 2023

OAHU, HAWAII

(A count of properties that have closed in a given month)

Single-Family Homes	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	3	2	50.0%	29	31	-6.5%
\$450,000 - \$599,999	12	6	100.0%	64	84	-23.8%
\$600,000 - \$699,999	6	12	-50.0%	112	134	-16.4%
\$700,000 - \$799,999	22	23	-4.3%	232	306	-24.2%
\$800,000 - \$899,999	39	36	8.3%	401	487	-17.7%
\$900,000 - \$999,999	23	29	-20.7%	332	590	-43.7%
\$1,000,000 - \$1,499,999	80	107	-25.2%	865	1,410	-38.7%
\$1,500,000 - 1,999,999	21	37	-43.2%	289	495	-41.6%
\$2,000,000 - \$2,999,999	13	18	-27.8%	168	261	-35.6%
\$3,000,000 and above	13	8	62.5%	109	190	-42.6%
All Single-Family Homes	232	278	-16.5%	2,601	3,988	-34.8%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Closed Sales by Price Range: Condos

September 2023

OAHU, HAWAII

(A count of properties that have closed in a given month)

Condos	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	6	7	-14.3%	161	194	-17.0%
\$150,000 - \$299,999	46	69	-33.3%	566	893	-36.6%
\$300,000 - \$399,999	56	79	-29.1%	773	1,064	-27.3%
\$400,000 - \$499,999	60	90	-33.3%	801	1,244	-35.6%
\$500,000 - \$599,999	57	77	-26.0%	696	1,061	-34.4%
\$600,000 - \$699,999	47	48	-2.1%	573	768	-25.4%
\$700,000 - \$999,999	65	86	-24.4%	731	1,215	-39.8%
\$1,000,000 - \$1,499,999	25	24	4.2%	240	366	-34.4%
\$1,500,000 - \$1,999,999	10	7	42.9%	94	108	-13.0%
\$2,000,000 and above	4	9	-55.6%	92	110	-16.4%
All Condos	376	496	-24.2%	4,727	7,023	-32.7%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



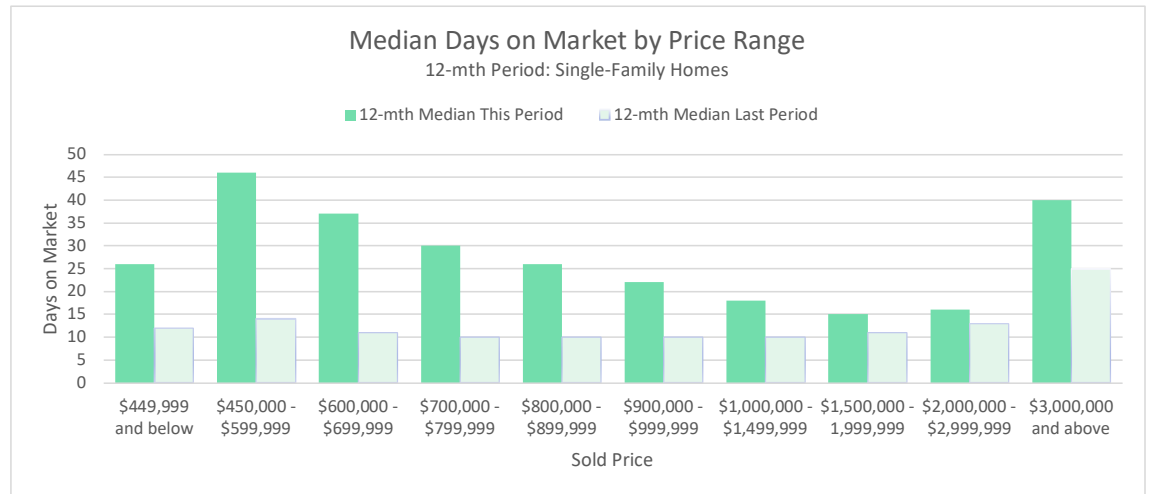
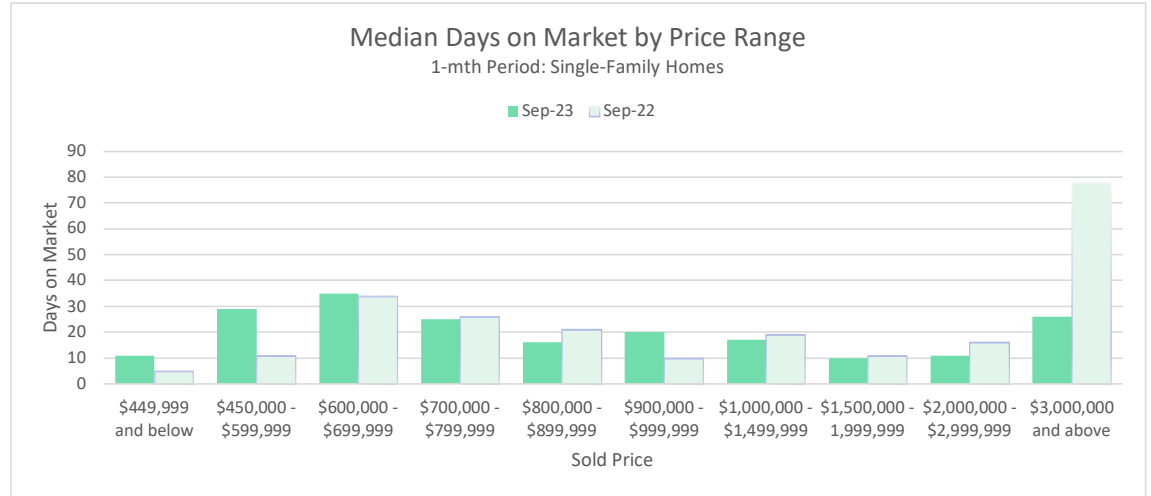
Median Days on Market by Price Range: Single-Family Homes

September 2023

OAHU, HAWAII

(The median number of days from when a property is first listed to when an offer is accepted)

Single-Family Homes	Sep-23	Sep-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	11	5	120.0%	26	12	116.7%
\$450,000 - \$599,999	29	11	163.6%	46	14	228.6%
\$600,000 - \$699,999	35	34	2.9%	37	11	236.4%
\$700,000 - \$799,999	25	26	-3.8%	30	10	200.0%
\$800,000 - \$899,999	16	21	-23.8%	26	10	160.0%
\$900,000 - \$999,999	20	10	100.0%	22	10	120.0%
\$1,000,000 - \$1,499,999	17	19	-10.5%	18	10	80.0%
\$1,500,000 - 1,999,999	10	11	-9.1%	15	11	36.4%
\$2,000,000 - \$2,999,999	11	16	-31.3%	16	13	23.1%
\$3,000,000 and above	26	78	-66.7%	40	25	60.0%
All Single-Family Homes	20	18	11.1%	21	11	90.9%



This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

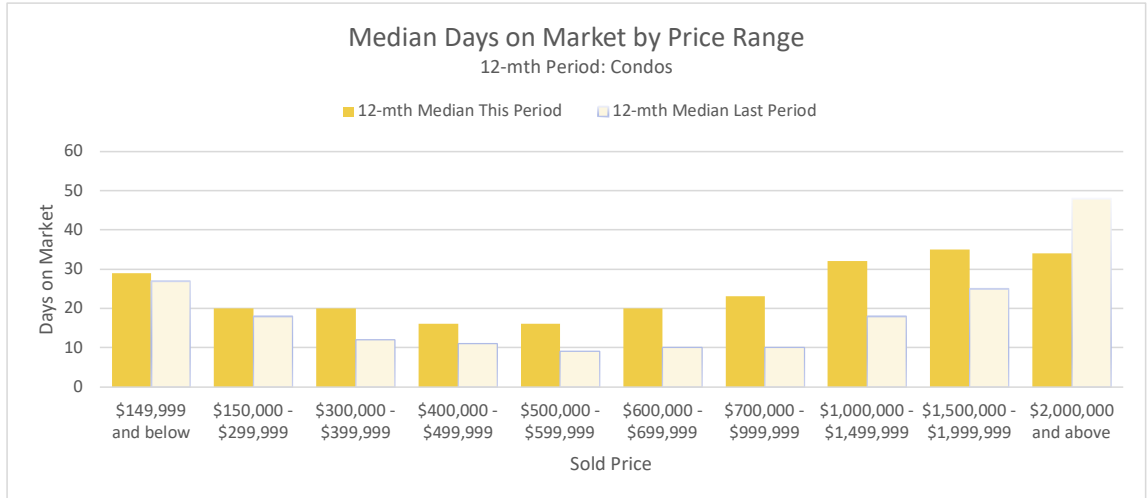
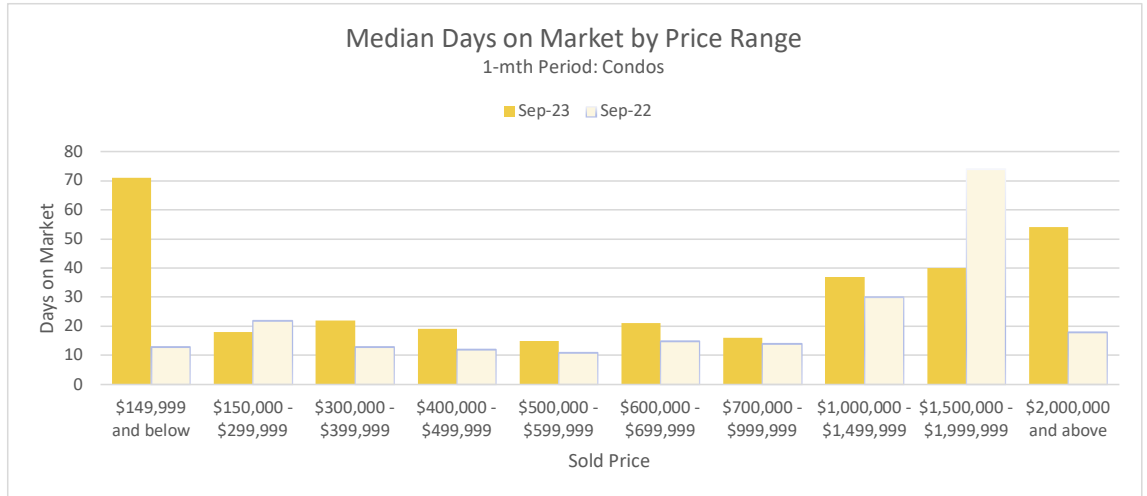
Median Days on Market by Price Range: Condos

September 2023

OAHU, HAWAII

(The median number of days from when a property is first listed to when an offer is accepted)

Condos	Sep-23	Sep-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	71	13	446.2%	29	27	7.4%
\$150,000 - \$299,999	18	22	-18.2%	20	18	11.1%
\$300,000 - \$399,999	22	13	69.2%	20	12	66.7%
\$400,000 - \$499,999	19	12	58.3%	16	11	45.5%
\$500,000 - \$599,999	15	11	36.4%	16	9	77.8%
\$600,000 - \$699,999	21	15	40.0%	20	10	100.0%
\$700,000 - \$999,999	16	14	14.3%	23	10	130.0%
\$1,000,000 - \$1,499,999	37	30	23.3%	32	18	77.8%
\$1,500,000 - \$1,999,999	40	74	-45.9%	35	25	40.0%
\$2,000,000 and above	54	18	200.0%	34	48	-29.2%
All Condos	21	14	50.0%	20	11	81.8%



This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

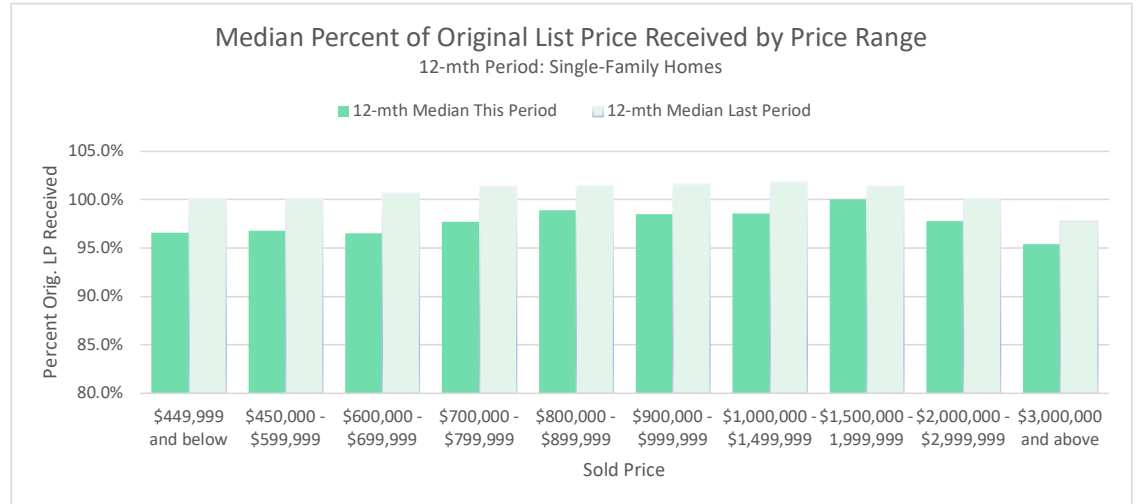
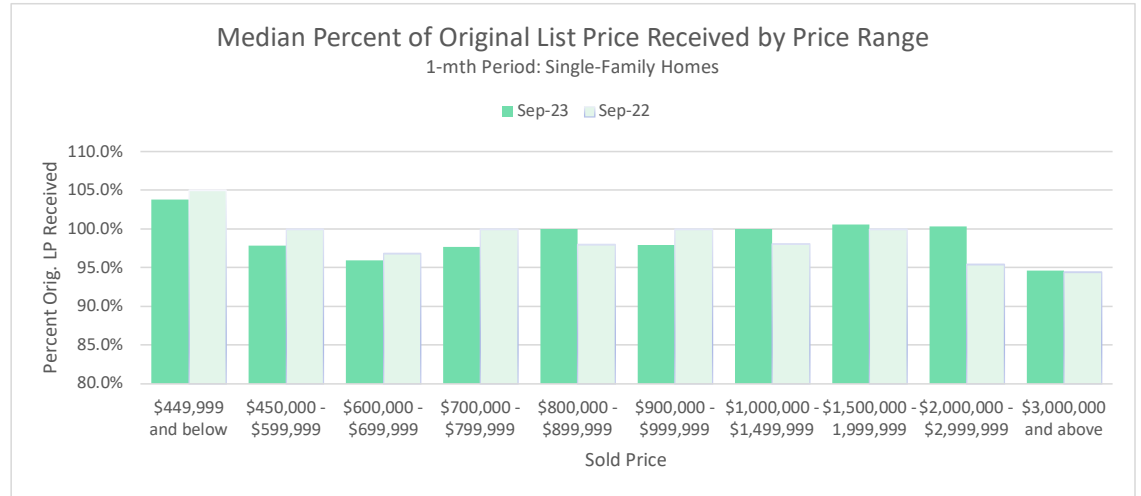
Median Percent of Original List Price Received by Price Range: Single-Family Homes

September 2023

OAHU, HAWAII

(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period and price range indicated)

Single-Family Homes	Sep-23	Sep-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	103.8%	105.0%	-1.1%	96.6%	100.0%	-3.4%
\$450,000 - \$599,999	97.8%	100.0%	-2.2%	96.8%	100.0%	-3.2%
\$600,000 - \$699,999	95.9%	96.8%	-0.9%	96.5%	100.7%	-4.2%
\$700,000 - \$799,999	97.7%	100.0%	-2.3%	97.7%	101.4%	-3.6%
\$800,000 - \$899,999	100.0%	98.0%	2.0%	98.9%	101.5%	-2.6%
\$900,000 - \$999,999	97.9%	100.0%	-2.1%	98.5%	101.7%	-3.1%
\$1,000,000 - \$1,499,999	100.0%	98.1%	1.9%	98.6%	101.9%	-3.2%
\$1,500,000 - 1,999,999	100.6%	100.0%	0.6%	100.0%	101.4%	-1.4%
\$2,000,000 - \$2,999,999	100.3%	95.4%	5.1%	97.8%	100.0%	-2.2%
\$3,000,000 and above	94.6%	94.4%	0.2%	95.4%	97.8%	-2.5%
All Single-Family Homes	99.0%	99.2%	-0.2%	98.3%	101.3%	-3.0%



This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

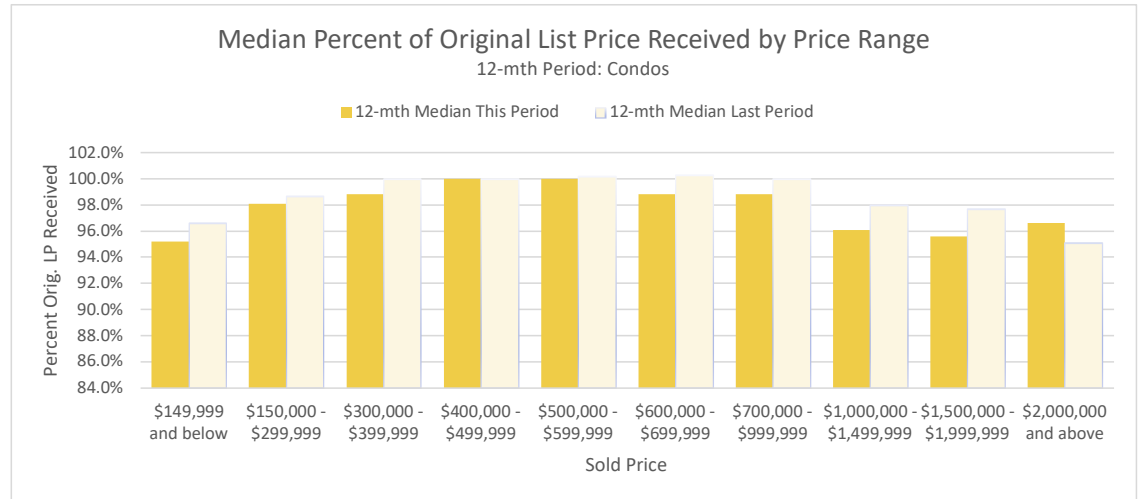
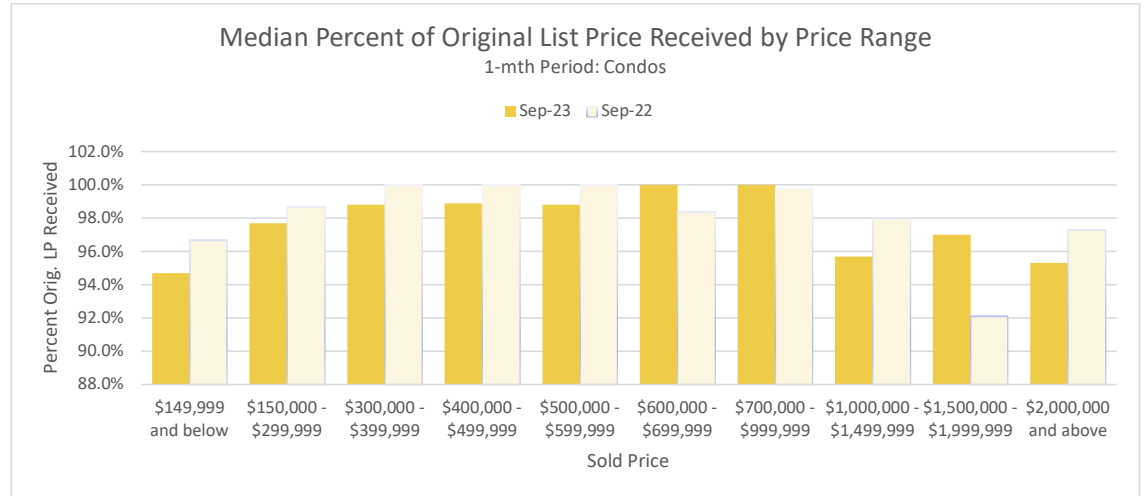
Median Percent of Original List Price Received by Price Range: Condos

September 2023

OAHU, HAWAII

(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period and price range indicated)

Condos	Sep-23	Sep-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	94.7%	96.7%	-2.1%	95.2%	96.6%	-1.4%
\$150,000 - \$299,999	97.7%	98.7%	-1.0%	98.1%	98.7%	-0.6%
\$300,000 - \$399,999	98.8%	100.0%	-1.2%	98.8%	100.0%	-1.2%
\$400,000 - \$499,999	98.9%	100.0%	-1.1%	100.0%	100.0%	0.0%
\$500,000 - \$599,999	98.8%	100.0%	-1.2%	100.0%	100.2%	-0.2%
\$600,000 - \$699,999	100.0%	98.4%	1.6%	98.8%	100.3%	-1.5%
\$700,000 - \$999,999	100.0%	99.8%	0.2%	98.8%	100.0%	-1.2%
\$1,000,000 - \$1,499,999	95.7%	98.0%	-2.3%	96.1%	98.0%	-1.9%
\$1,500,000 - \$1,999,999	97.0%	92.1%	5.3%	95.6%	97.7%	-2.1%
\$2,000,000 and above	95.3%	97.3%	-2.1%	96.6%	95.1%	1.6%
All Condos	98.8%	100.0%	-1.2%	98.7%	100.0%	-1.3%



This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

New Listings by Price Range: Single-Family Homes

September 2023

OAHU, HAWAII

(A count of properties that have been newly listed on the market in a given month)

Single-Family Homes	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	1	1	0.0%	21	26	-19.2%
\$450,000 - \$599,999	5	5	0.0%	79	87	-9.2%
\$600,000 - \$699,999	12	11	9.1%	140	176	-20.5%
\$700,000 - \$799,999	21	18	16.7%	272	364	-25.3%
\$800,000 - \$899,999	32	35	-8.6%	453	572	-20.8%
\$900,000 - \$999,999	37	40	-7.5%	429	636	-32.5%
\$1,000,000 - \$1,499,999	88	110	-20.0%	1,001	1,411	-29.1%
\$1,500,000 - 1,999,999	48	41	17.1%	473	529	-10.6%
\$2,000,000 - \$2,999,999	17	23	-26.1%	235	322	-27.0%
\$3,000,000 and above	20	20	0.0%	240	286	-16.1%
All Single-Family Homes	281	304	-7.6%	3,343	4,409	-24.2%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



New Listings by Price Range: Condos

September 2023

OAHU, HAWAII

(A count of properties that have been newly listed on the market in a given month)

Condos	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	13	17	-23.5%	189	203	-6.9%
\$150,000 - \$299,999	59	64	-7.8%	709	991	-28.5%
\$300,000 - \$399,999	83	91	-8.8%	930	1,204	-22.8%
\$400,000 - \$499,999	83	101	-17.8%	992	1,337	-25.8%
\$500,000 - \$599,999	73	101	-27.7%	881	1,126	-21.8%
\$600,000 - \$699,999	57	68	-16.2%	722	885	-18.4%
\$700,000 - \$999,999	84	92	-8.7%	978	1,354	-27.8%
\$1,000,000 - \$1,499,999	27	38	-28.9%	377	462	-18.4%
\$1,500,000 - \$1,999,999	16	11	45.5%	195	179	8.9%
\$2,000,000 and above	21	18	16.7%	207	181	14.4%
All Condos	516	601	-14.1%	6,180	7,922	-22.0%



This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

Pending Sales by Price Range: Single-Family Homes

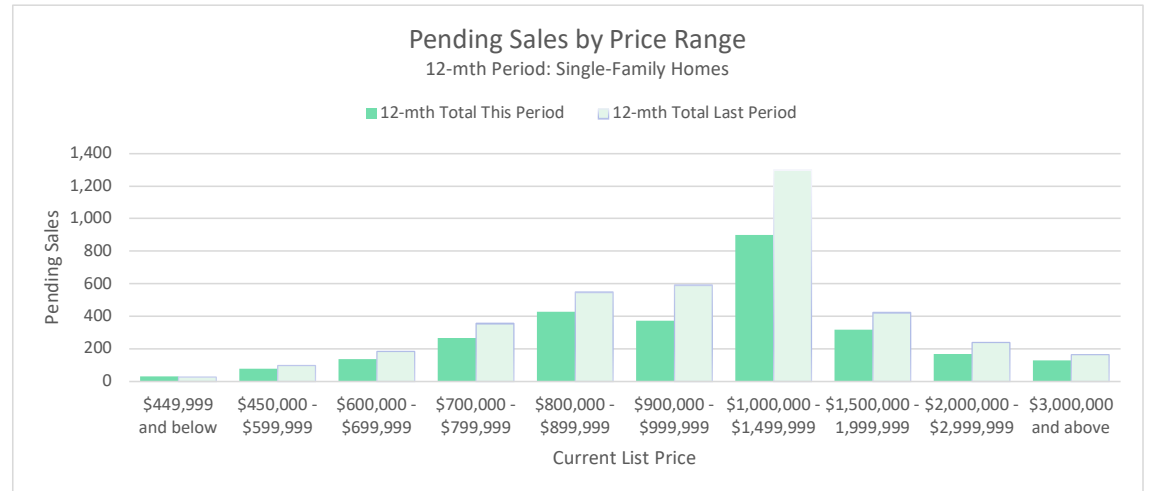
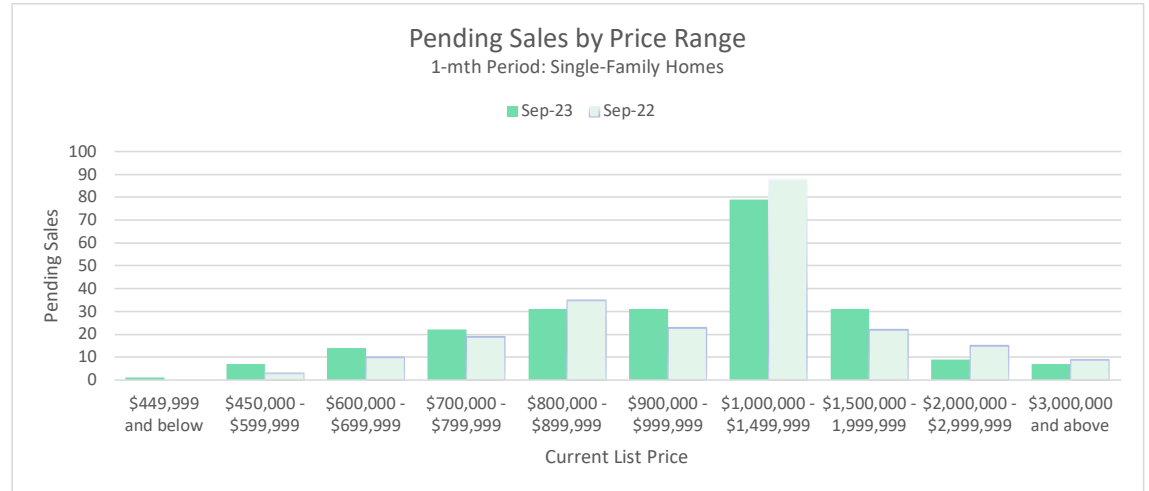
September 2023

OAHU, HAWAII

(A measure of contract activity / a count of properties that have had offers accepted on them in a given month)

Single-Family Homes	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	1	0	#DIV/0!	30	25	20.0%
\$450,000 - \$599,999	7	3	133.3%	75	96	-21.9%
\$600,000 - \$699,999	14	10	40.0%	134	182	-26.4%
\$700,000 - \$799,999	22	19	15.8%	264	355	-25.6%
\$800,000 - \$899,999	31	35	-11.4%	427	549	-22.2%
\$900,000 - \$999,999	31	23	34.8%	370	594	-37.7%
\$1,000,000 - \$1,499,999	79	88	-10.2%	901	1,302	-30.8%
\$1,500,000 - 1,999,999	31	22	40.9%	317	423	-25.1%
\$2,000,000 - \$2,999,999	9	15	-40.0%	168	238	-29.4%
\$3,000,000 and above	7	9	-22.2%	126	165	-23.6%
All Single-Family Homes	232	224	3.6%	2,812	3,929	-28.4%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Pending Sales by Price Range: Condos

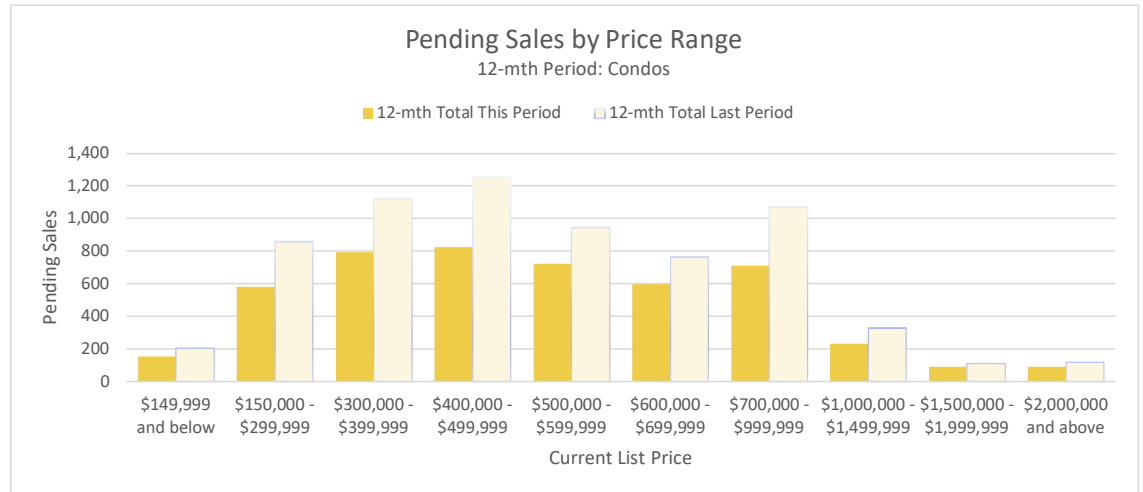
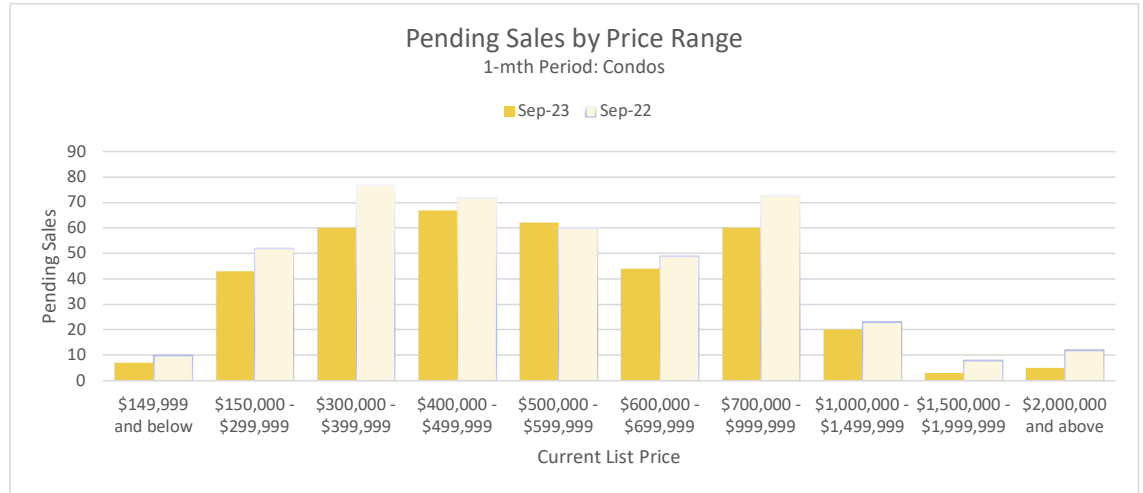
September 2023

OAHU, HAWAII

(A measure of contract activity / a count of properties that have had offers accepted on them in a given month)

Condos	Sep-23	Sep-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	7	10	-30.0%	153	205	-25.4%
\$150,000 - \$299,999	43	52	-17.3%	580	859	-32.5%
\$300,000 - \$399,999	60	77	-22.1%	794	1,124	-29.4%
\$400,000 - \$499,999	67	72	-6.9%	825	1,254	-34.2%
\$500,000 - \$599,999	62	60	3.3%	720	946	-23.9%
\$600,000 - \$699,999	44	49	-10.2%	597	765	-22.0%
\$700,000 - \$999,999	60	73	-17.8%	711	1,070	-33.6%
\$1,000,000 - \$1,499,999	20	23	-13.0%	230	330	-30.3%
\$1,500,000 - \$1,999,999	3	8	-62.5%	89	111	-19.8%
\$2,000,000 and above	5	12	-58.3%	89	118	-24.6%
All Condos	371	436	-14.9%	4,788	6,782	-29.4%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



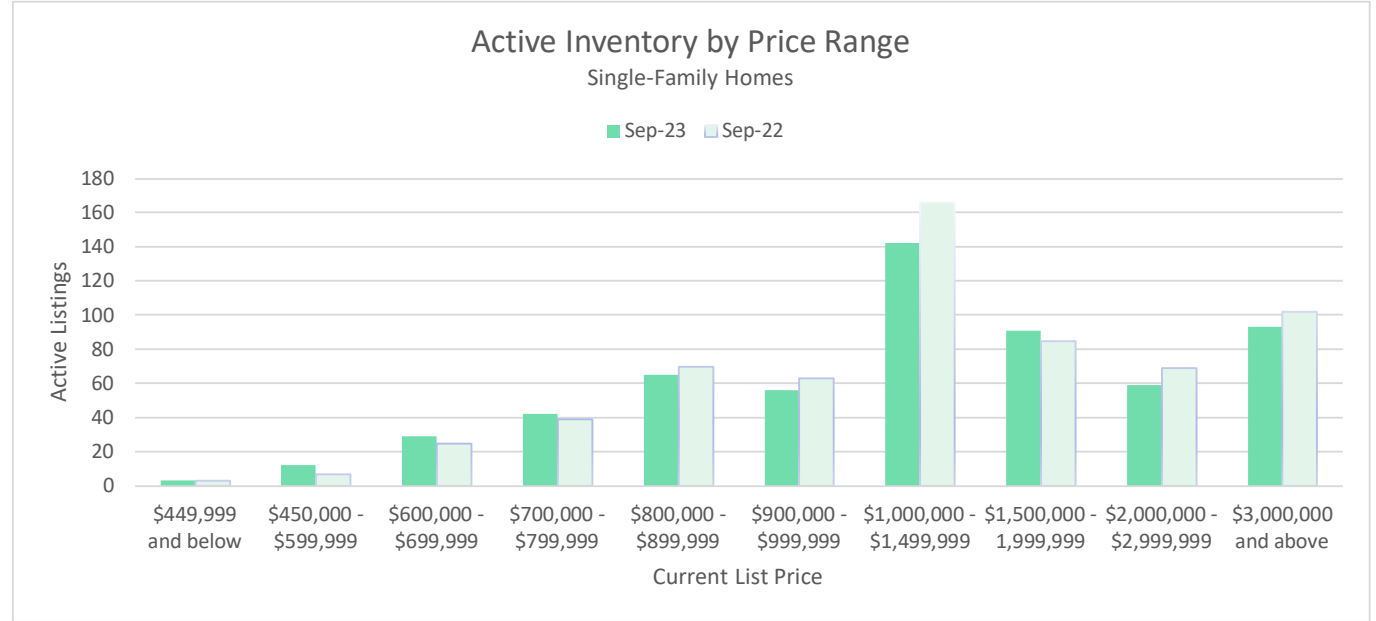
Active Inventory* by Price Range: Single-Family Homes

September 2023

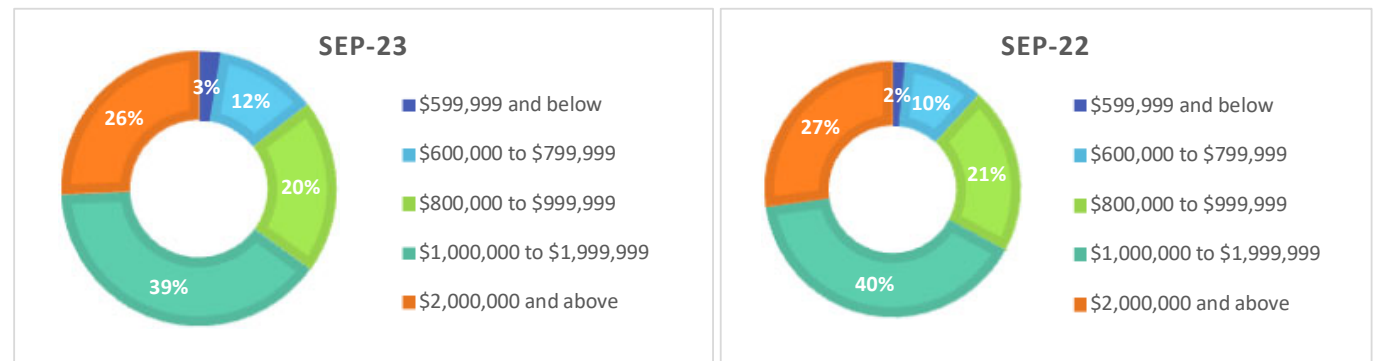
OAHU, HAWAII

(The number of properties active on market at the end of a given month)

Single-Family Homes	Sep-23	Sep-22	YOY chg
\$449,999 and below	3	3	0.0%
\$450,000 - \$599,999	12	7	71.4%
\$600,000 - \$699,999	29	25	16.0%
\$700,000 - \$799,999	42	39	7.7%
\$800,000 - \$899,999	65	70	-7.1%
\$900,000 - \$999,999	56	63	-11.1%
\$1,000,000 - \$1,499,999	142	166	-14.5%
\$1,500,000 - 1,999,999	91	85	7.1%
\$2,000,000 - \$2,999,999	59	69	-14.5%
\$3,000,000 and above	93	102	-8.8%
All Single-Family Homes	592	629	-5.9%



Active Inventory - Percent Share by Price Range (portion of total active status listings represented by a given price range)



*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

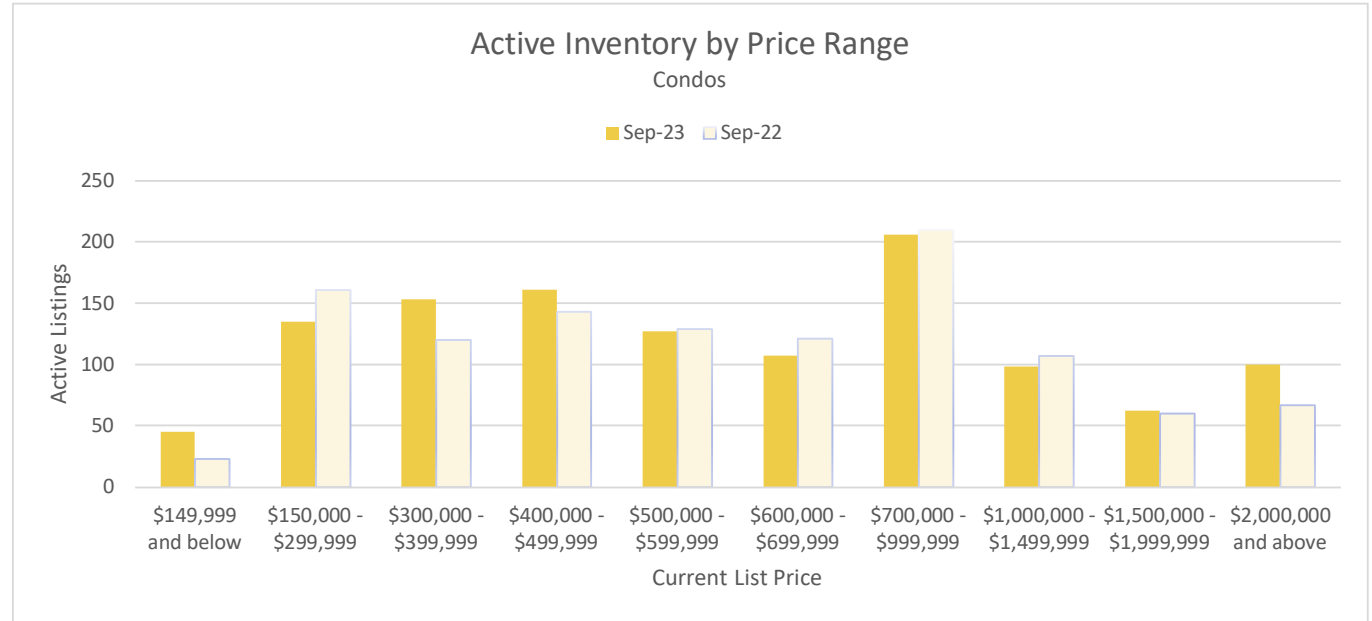
Active Inventory* by Price Range: Condos

September 2023

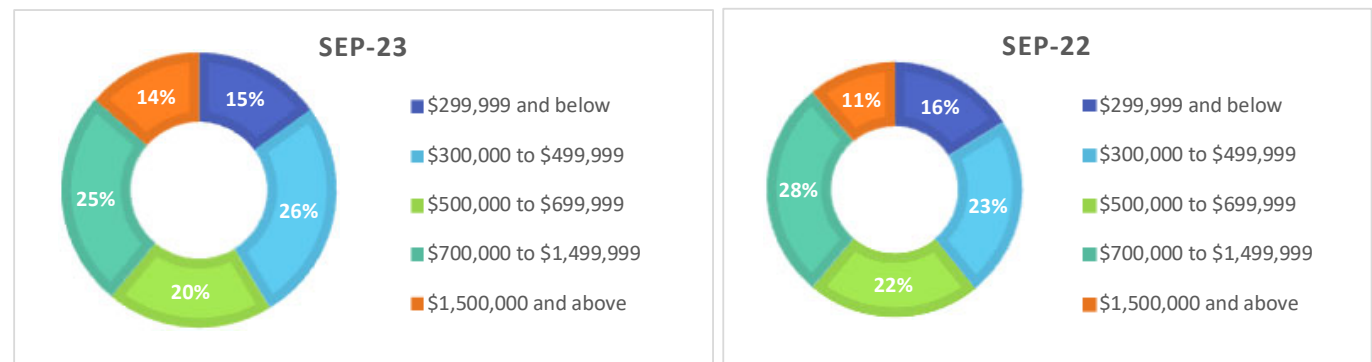
OAHU, HAWAII

(The number of properties active on market at the end of a given month)

Condos	Sep-23	Sep-22	YOY chg
\$149,999 and below	45	23	95.7%
\$150,000 - \$299,999	135	161	-16.1%
\$300,000 - \$399,999	153	120	27.5%
\$400,000 - \$499,999	161	143	12.6%
\$500,000 - \$599,999	127	129	-1.6%
\$600,000 - \$699,999	107	121	-11.6%
\$700,000 - \$999,999	206	210	-1.9%
\$1,000,000 - \$1,499,999	98	107	-8.4%
\$1,500,000 - \$1,999,999	62	60	3.3%
\$2,000,000 and above	100	67	49.3%
All Condos	1,194	1,141	4.6%



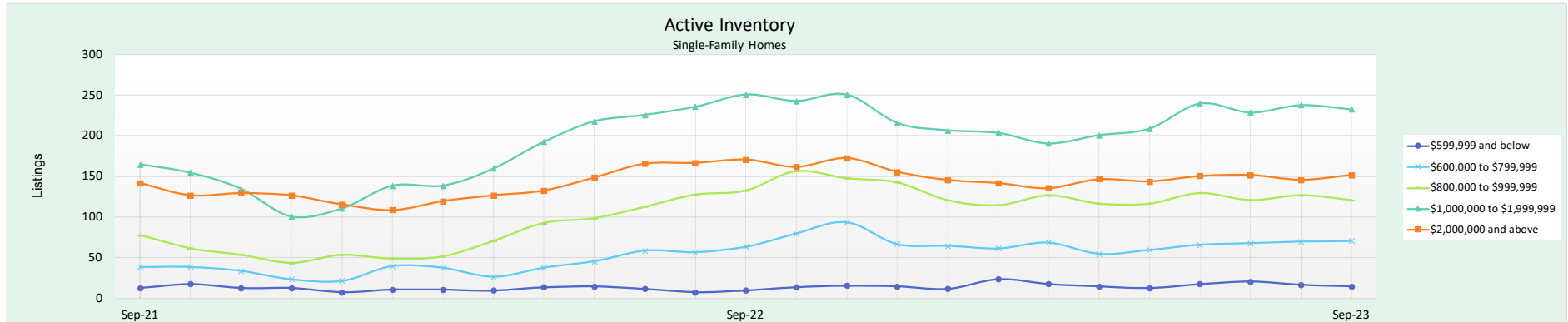
Active Inventory - Percent Share by Price Range (portion of total active status listings represented by a given price range)



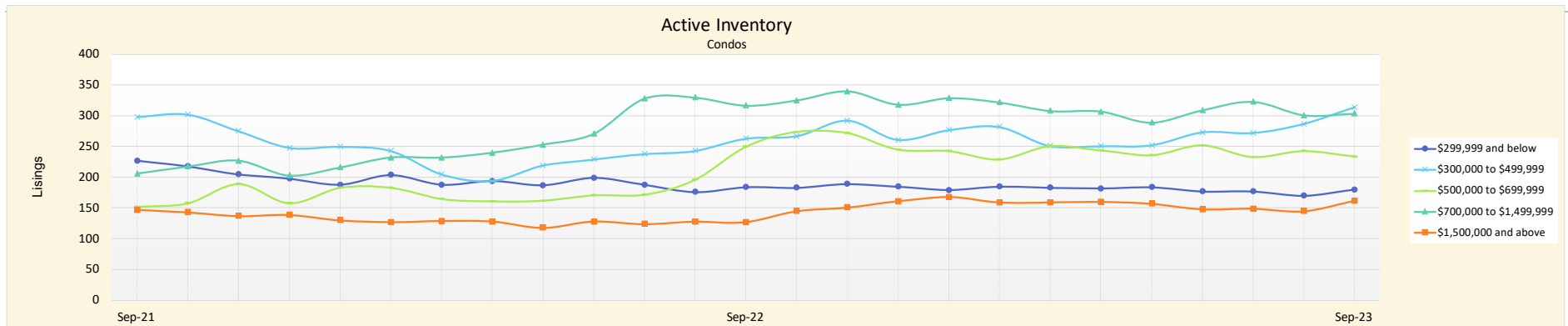
*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

Active Inventory*: Single-Family Homes and Condos

September 2023
OAHU, HAWAII



Single-Family Homes	S-21	O-21	N-21	D-21	J-22	F-22	M-22	A-22	M-22	J-22	J-22	A-22	S-22	O-22	N-22	D-22	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23	
\$599,999 and below	13	18	13	13	8	11	11	10	14	15	12	8	10	14	16	15	12	24	18	15	13	18	21	17	15	
\$600,000 to \$799,999	39	39	34	24	22	40	38	27	38	46	59	57	64	80	94	67	65	62	62	69	55	60	66	68	70	71
\$800,000 to \$999,999	78	62	54	44	54	49	52	71	93	99	113	128	133	157	148	143	121	115	127	117	117	130	121	127	121	
\$1,000,000 to \$1,999,999	165	155	135	101	111	139	139	160	193	218	226	236	251	243	251	216	207	204	191	201	209	240	229	238	233	
\$2,000,000 and above	142	127	130	127	116	109	120	127	133	149	166	167	171	162	173	156	146	142	136	147	144	151	152	146	152	
Total	437	401	366	309	311	348	360	395	471	527	576	596	629	656	682	597	551	547	541	535	543	605	591	598	592	



Condos	S-21	O-21	N-21	D-21	J-22	F-22	M-22	A-22	M-22	J-22	J-22	A-22	S-22	O-22	N-22	D-22	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23
\$299,999 and below	227	218	205	198	188	204	188	194	187	199	188	176	184	183	189	185	179	185	183	182	184	177	177	170	180
\$300,000 to \$499,999	298	302	275	248	250	243	205	194	219	229	238	243	263	267	292	261	277	282	251	251	252	273	272	287	314
\$500,000 to \$699,999	152	158	189	158	183	183	165	161	162	171	172	196	250	274	272	245	243	229	251	244	236	252	233	243	234
\$700,000 to \$1,499,999	206	218	227	203	216	232	232	240	253	271	328	330	317	325	340	318	329	322	308	307	289	309	323	301	304
\$1,500,000 and above	147	143	137	139	130	127	129	128	118	128	124	128	127	145	151	161	168	159	159	160	157	148	149	145	162
Total	1,030	1,039	1,033	946	967	989	919	917	939	998	1,050	1,073	1,141	1,194	1,244	1,170	1,196	1,177	1,152	1,144	1,118	1,159	1,154	1,146	1,194

*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

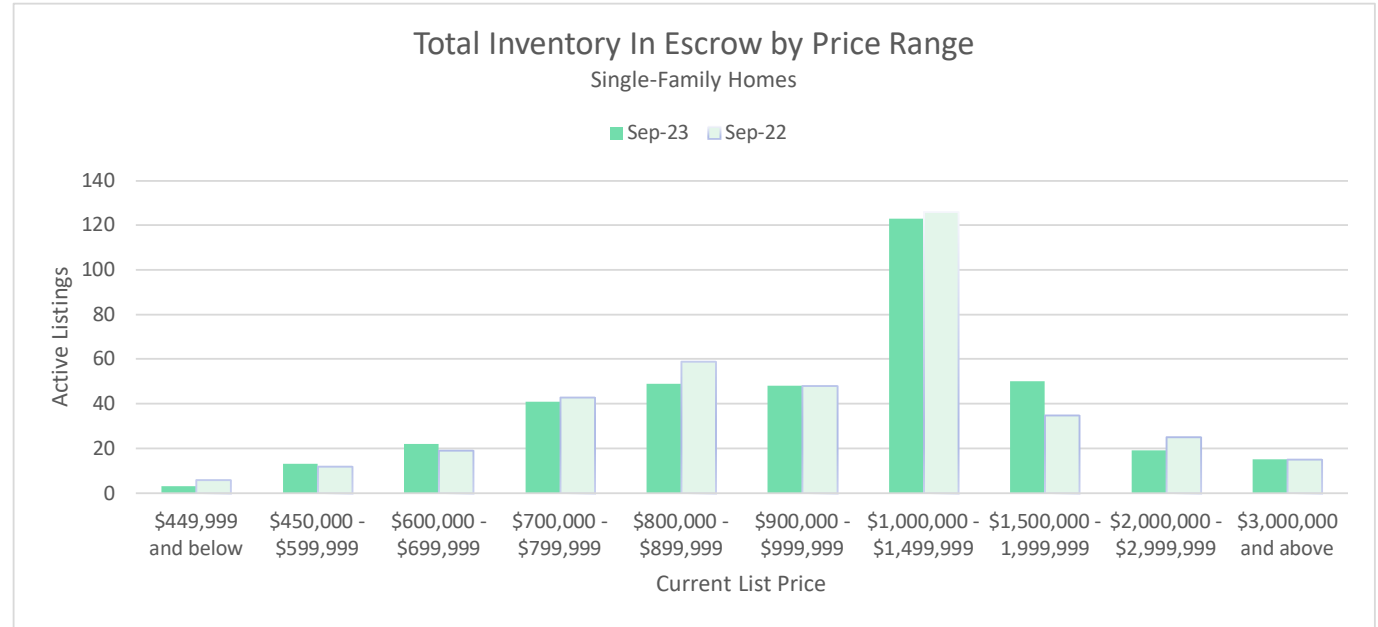
Total Inventory In Escrow* by Price Range: Single-Family Homes

September 2023

OAHU, HAWAII

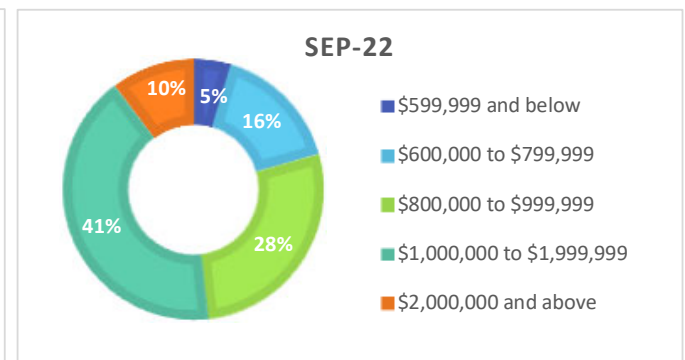
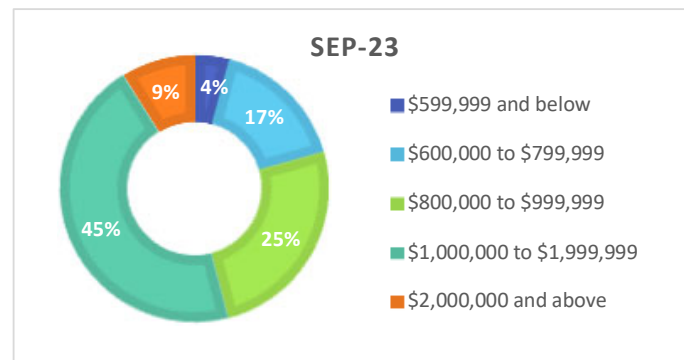
(The number of properties in an escrow status at the end of a given month)

Single-Family Homes	Sep-23	Sep-22	YOY chg
\$449,999 and below	3	6	-50.0%
\$450,000 - \$599,999	13	12	8.3%
\$600,000 - \$699,999	22	19	15.8%
\$700,000 - \$799,999	41	43	-4.7%
\$800,000 - \$899,999	49	59	-16.9%
\$900,000 - \$999,999	48	48	0.0%
\$1,000,000 - \$1,499,999	123	126	-2.4%
\$1,500,000 - 1,999,999	50	35	42.9%
\$2,000,000 - \$2,999,999	19	25	-24.0%
\$3,000,000 and above	15	15	0.0%
All Single-Family Homes	383	388	-1.3%



Total Inventory In Escrow - Percent Share by Price Range

(portion of total inventory in escrow represented by a given price range)



*New indicator added to reports as of 2021, including applicable historical data.

Total Inventory In Escrow* by Price Range: Condos

September 2023

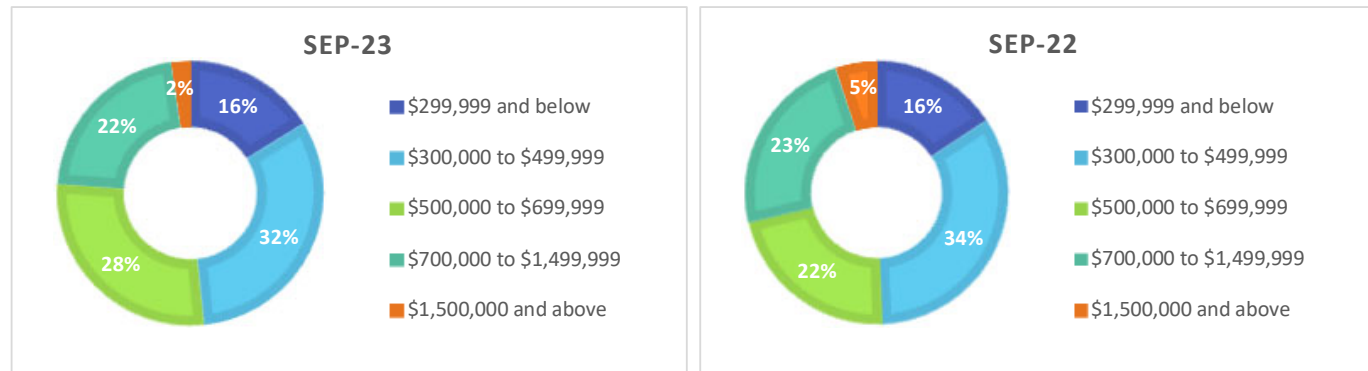
OAHU, HAWAII

(The number of properties in an escrow status at the end of a given month)

Condos	Sep-23	Sep-22	YOY chg
\$149,999 and below	19	20	-5.0%
\$150,000 - \$299,999	73	73	0.0%
\$300,000 - \$399,999	87	102	-14.7%
\$400,000 - \$499,999	96	96	0.0%
\$500,000 - \$599,999	98	68	44.1%
\$600,000 - \$699,999	60	62	-3.2%
\$700,000 - \$999,999	92	108	-14.8%
\$1,000,000 - \$1,499,999	31	31	0.0%
\$1,500,000 - \$1,999,999	4	12	-66.7%
\$2,000,000 and above	9	18	-50.0%
All Condos	569	590	-3.6%



Total Inventory In Escrow - Percent Share by Price Range (portion of total inventory in escrow represented by a given price range)



*New indicator added to reports as of 2021, including applicable historical data.

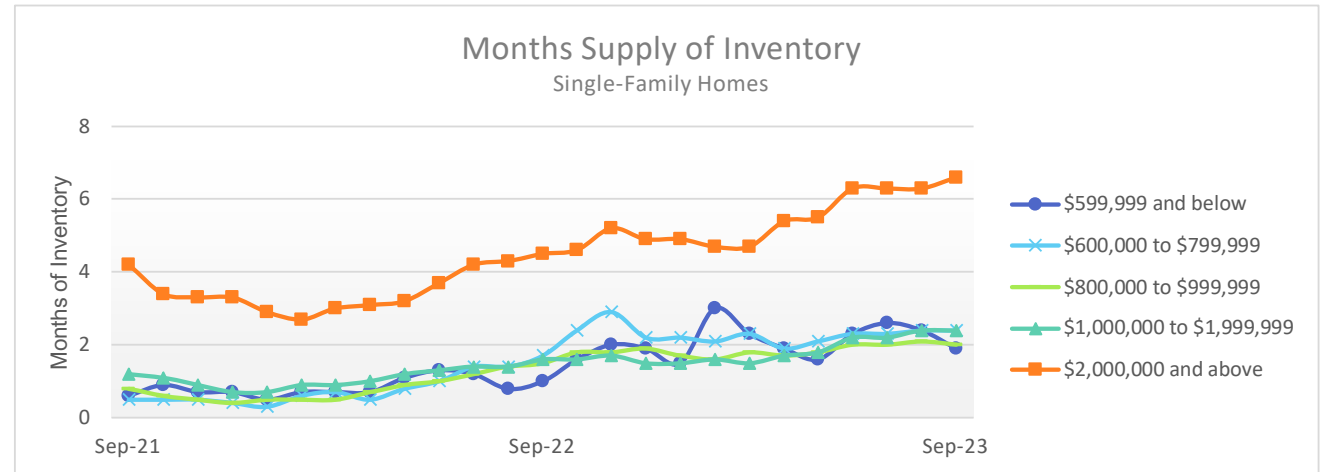
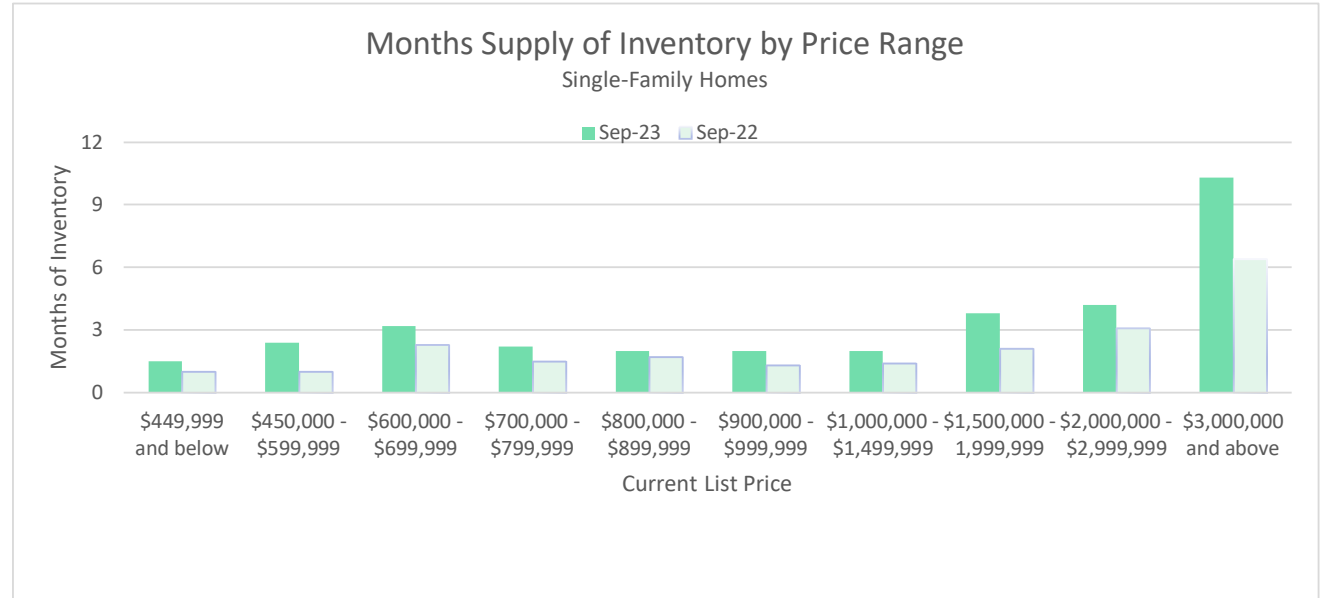
Months Supply of Active Inventory by Price Range: Single-Family Homes

September 2023

OAHU, HAWAII

(Compares active inventory to a rolling 12-month average closed sales)

Single-Family Homes	Sep-23	Sep-22	YOY chg
\$449,999 and below	1.5	1.0	50.0%
\$450,000 - \$599,999	2.4	1.0	140.0%
\$600,000 - \$699,999	3.2	2.3	39.1%
\$700,000 - \$799,999	2.2	1.5	46.7%
\$800,000 - \$899,999	2.0	1.7	17.6%
\$900,000 - \$999,999	2.0	1.3	53.8%
\$1,000,000 - \$1,499,999	2.0	1.4	42.9%
\$1,500,000 - 1,999,999	3.8	2.1	81.0%
\$2,000,000 - \$2,999,999	4.2	3.1	35.5%
\$3,000,000 and above	10.3	6.4	60.9%
All Single-Family Homes	2.7	1.9	42.1%



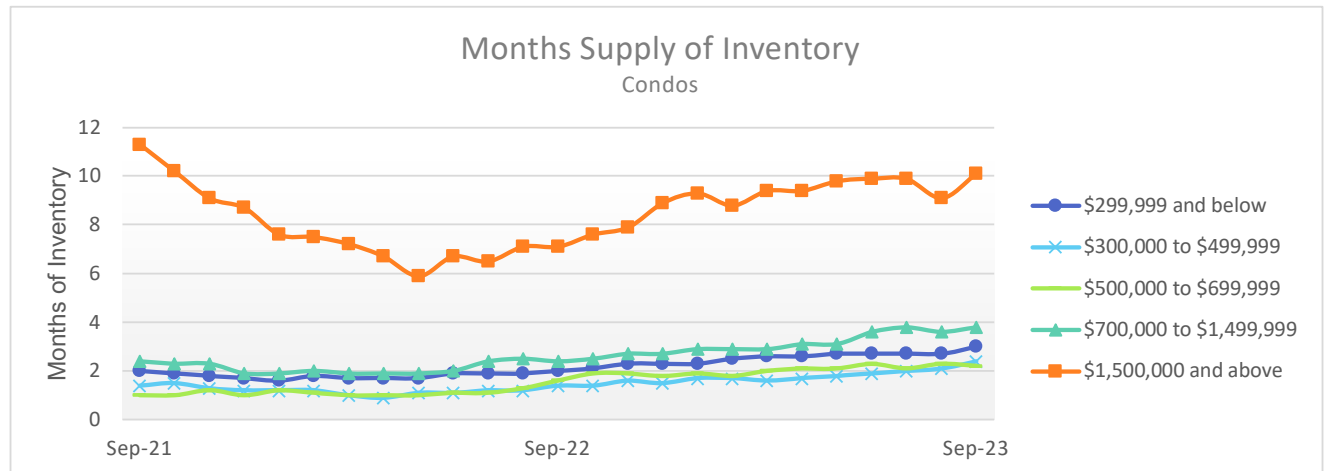
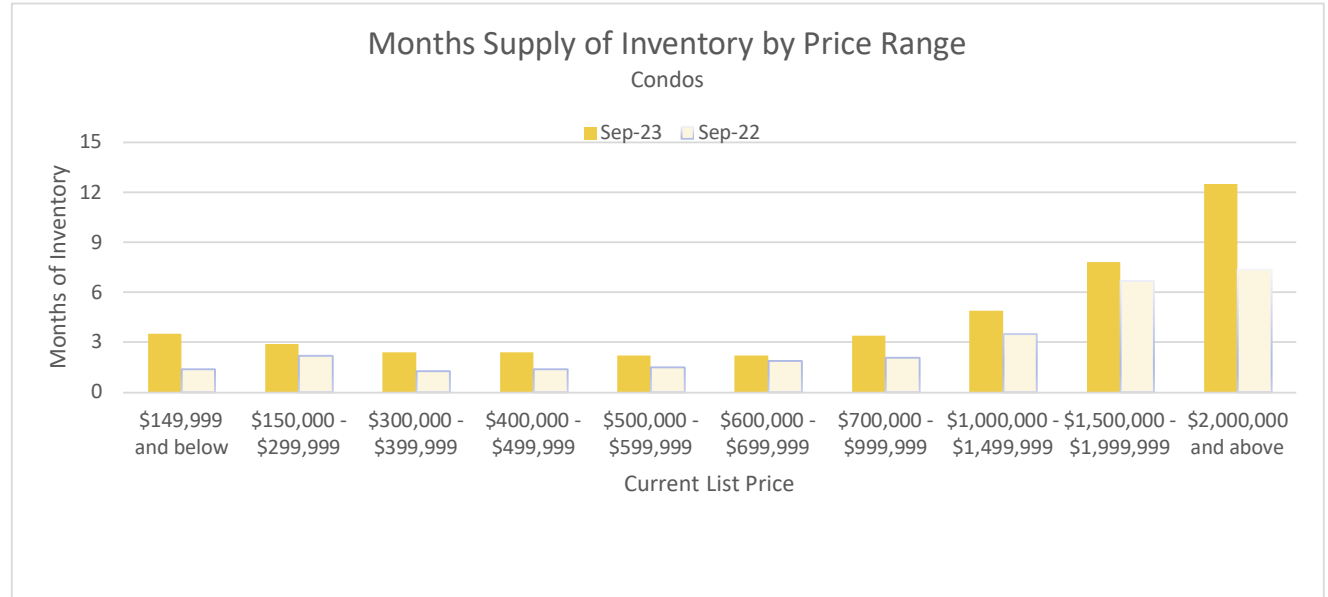
Months Supply of Active Inventory by Price Range: Condos

September 2023

OAHU, HAWAII

(Compares active inventory to a rolling 12-month average closed sales)

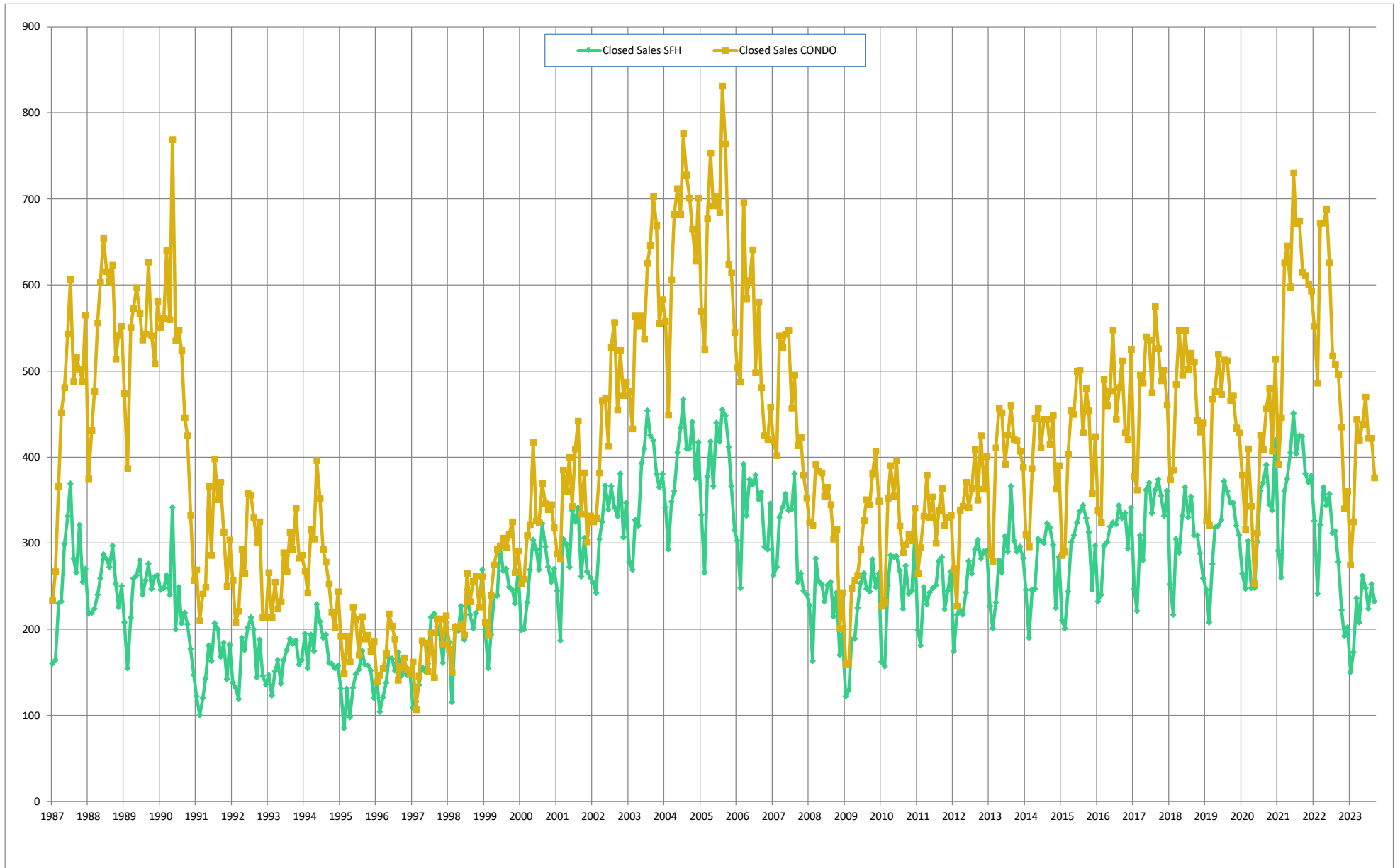
Condos	Sep-23	Sep-22	YOY chg
\$149,999 and below	3.5	1.4	150.0%
\$150,000 - \$299,999	2.9	2.2	31.8%
\$300,000 - \$399,999	2.4	1.3	84.6%
\$400,000 - \$499,999	2.4	1.4	71.4%
\$500,000 - \$599,999	2.2	1.5	46.7%
\$600,000 - \$699,999	2.2	1.9	15.8%
\$700,000 - \$999,999	3.4	2.1	61.9%
\$1,000,000 - \$1,499,999	4.9	3.5	40.0%
\$1,500,000 - \$1,999,999	7.8	6.7	16.4%
\$2,000,000 and above	12.5	7.4	68.9%
All Condos	3.0	2.0	50.0%



Closed Sales

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



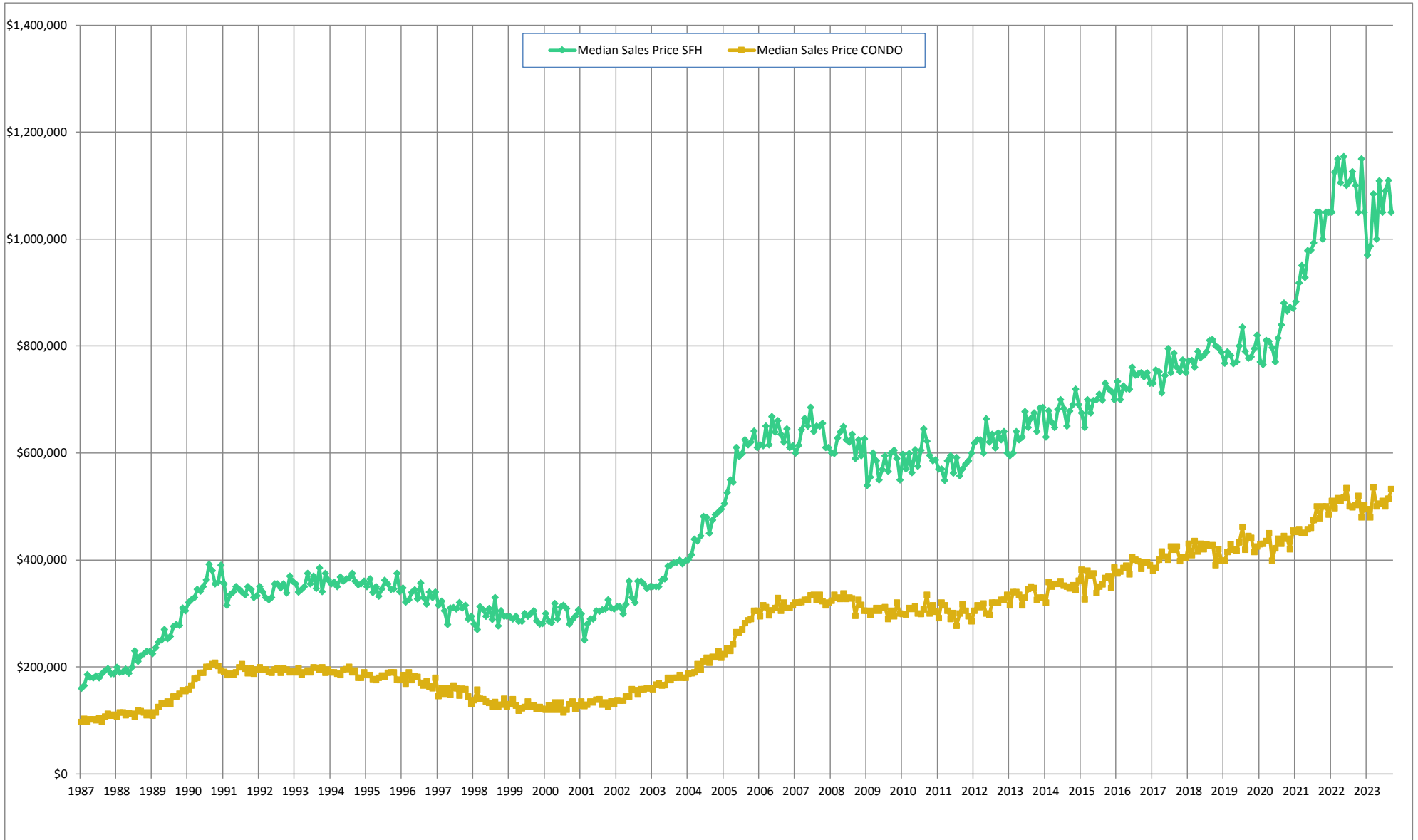
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Median Sales Price

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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